This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

ADDRESS NEW OWNER:
Richard F. Cummins
109 Lincoln Court
Nashville, Tennessee 37205

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters Bank of Middle Tennessee, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 116-13
GROUP
PARCEL 126

WARRANTY DEED

BOOK 9915 PG 126

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Maurice William Pinson Jr. and wife, Kathleen Kral Pinson, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Richard F. Cummins and wife Mary Armistead Cummins, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot Nos. 9 and 10 of Block 2 on the Plan of Map of the Courts of Bellemeade, of record in Book 547, page 141, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Maurice William Pinson Jr., married by deed from Steven E. Anderson and wife, Mindy Lee Anderson, as of record in Book 8999, page 834, Register's Office for Davidson County, Tennessee.

This is improved property known as 109 Lincoln Court, Nashville, TN 37205.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to the 1996 taxes and subsequent years taxes thereafter.

2. All matter shown on the plan of record in Book 547, page 141, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Richard F. Cummins and wife, Mary Armistead Cummins, their heirs and assigns, forever; and I, Maurice William Pinson Jr. and wife, Kathleen Kral Pinson , do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and I do further covenant and bind myself my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees,their heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the

use of any gender shall be applicable to all genders.

BOOK 9915 PG 127

Witness my hand this the 8th day of January, 1996.

Maurice William Pinson Jr.

Kathleen Kral Pinson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Maurice William Pinson Jr., unmarried, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 8th day of January, 1996.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: Nov 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 130,000.00.

AFFIANT

Subscribed and sworn to before me
this 8th day of January, 1996.

R. L. MOORE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires: Nov 20, 1996

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for the said County and State, the within named Kathleen Kral Pinson, the bargainor, with whom I am personally acquanited (or proven to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 8th day of January, 1996.

Notary Public

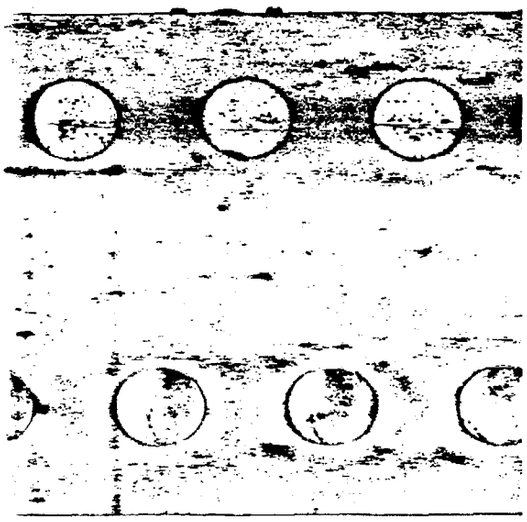
R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

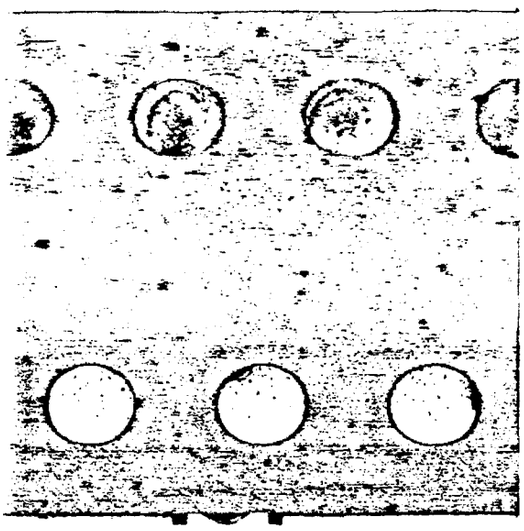
My Commission Expires
November 26, 1996

96 JAN 11 PM 12:44
FELIX Z. [illegible]
DAVIDSON COUNTY, TN.

01/11 0101 03CHECK 490.00

0140028
IDENTIF. & REFERENCE





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9915 PG 128

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 130000.00
CON TX 481.00
PRFEE 1.00
WDEED 8.00
TOTAL 490.00
CHECK 490.00

01/11/96 01 12:44 0001 6876

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0140028
IDENTIF. & REFERENCE

96 JAN 11 PM 12:45
FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 995204