39-B

STATE OF TENNESSEE 95-1180
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,500.00

Richard T. Akers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF January 19 96.

Notary Public Kenneth M. Ballew
MY COMMISSION EXPIRES: 11/22/97

BOOK 9921 PG 702

THIS INSTRUMENT WAS PREPARED BY
Kenneth M. Ballew, Atty, 30 Burton Hills Blvd., Suite 240, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard T. Akers	First Republic Mortgage	148-15-48
(NAME)	(NAME)	
4841 Cimarron Way	1000 Northchase Drive, Ste 120	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Antioch, TN 37013	Goodlettsville, TN 37072	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Edith H. Jungers, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard T. Akers and wife Kellee A. Akers

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson (CIVIL DISTRICT) COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, State of Tennessee, Being Lot No. 167, on the Plan of Section III, Apache Hills, of record in Book 4175, Page 9, Register's Office for said County, to which Plan reference is made for a more complete description thereof.

Said Lot No. 167 fronts 80.0 feet on the northwesterly margin of Cimarron Way and extends back 153.5 feet on the northeasterly line and 140.0 feet on the southwesterly line to a dead line in the rear measuring 64.37 feet thereon.

BEING the same property conveyed to Edith Hickman Jungers, (previously Edith Hickman Jungers Cobble) by deed from Roy Cobble, an unmarried man, filed of record in Book 7624, page 497, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

This is improved property known as 4841 Cimarron Way, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness her hand this 12th day of January, 19 96.

Edith H. Jungers
Edith H. Jungers

BOOK 9921 PG 703

95-1180

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Kenneth M. Ballew, a Notary Public in and for said County and State, the within named

Edith H. Jungers

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, this 12th day of January, 19 96.

My commission expires 11/22/97

Notary Public Kenneth M. Ballew

IDENTIFICATION REFERENCE

96 JAN 18 PM 2:41

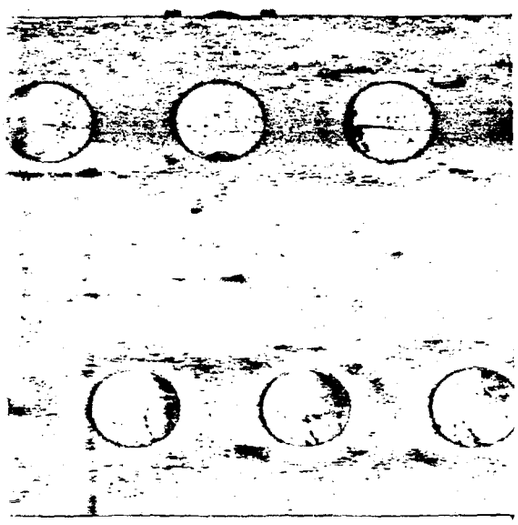
FELIX A. ... DAVIDSON COUNTY, TN.

2553 02/18 1101 02CHECK 310.55

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

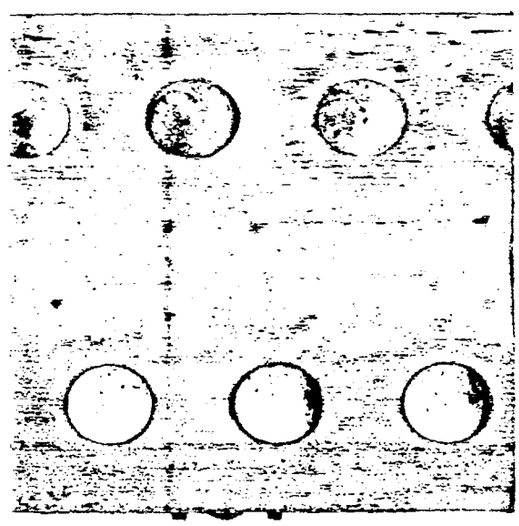
BOOK 9921 PG 704

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 $1500.00
CO TX 301.55
PRFEE 1.00
MTGED 8.00
TOTAL 310.55
CHECK 310.55

02/13/96 01 14:45 0001 9153



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0142128

IDENTIFICATION REFERENCE

96 JAN 10 PM 2:41

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 997452