PREPARED BY (AND RETURN TO):

BOOK 9929 PG 762

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 37368
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Marshall S. Wright Helen D. Wright 1216 Saxon Drive Nashville, Tennessee 37215	SAME

TAX MAP-PARCEL NUMBERS: 145-03-070

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Richard Barr Fort and spouse, Ann Scott Fort,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Marshall S. Wright and spouse, Helen D. Wright,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 11 on the Plan of Hillmont Estates Section One of record in Book 3700, page 100, Register's Office for said County.

SAID Lot No. 11 fronts 212.0 feet on the northerly margin of Saxon Drive and extends back 269.3 feet on the easterly line and 256.8 feet on the westerly line to a broken line in the rear, measuring 212.3 feet thereon.

BEING the same property conveyed to Richard Barr Fort and wife, Ann Scott, now known as Ann Scott Fort, by deed from Thomas H. Sloan of record in Book 4352, page 191, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to restrictive covenants of record in Book 4074 Page 626 said Register's Office, and to the matters set forth in the referenced Plan of record.
This is improved property, known as: 1216 Saxon Drive, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 26th day of January, 1996.

Richard Barr Fort

Richard Barr Fort

Ann Scott Fort

Ann Scott Fort

State of Tennessee
County of Davidson

On this 26th day of January, 1996, before me the undersigned authority, personally appeared **Richard Barr Fort** and **Ann Scott Fort**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 265000.00

Affiant

Sworn and subscribed before me on the 26th day of January, 1996.

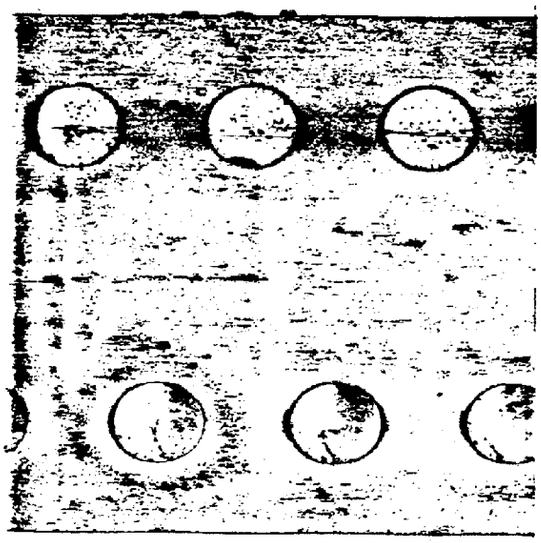
PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

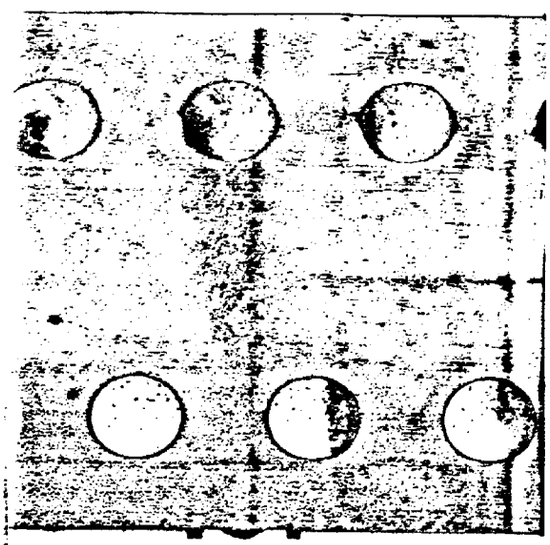
My Commission Expires: _____ Notary Public

96 JAN 29 PM 12:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0144805
IDENTIF. # REFERENCE

2048 01/29 0101 03CHECK 989.50





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9929 PG 764

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	
				265000.00
			CON TX	980.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	989.50
			CHECK	989.50
01/29/96	01		12:44 0001	2048

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0144805
IDENTIF. ↑ REFERENCE

96 JAN 29 PM 12:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1000303