WARRANTY DEED

BOOK 9934 PG 576

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 19 96

Notary Public

MY COMMISSION EXPIRES: 6/23/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title Company, 109 Holiday Court, Suite C-5, Franklin, Tennessee 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert D. Vasquez (NAME)	SAME (NAME)	MAP 172
502 Sunberry Ct ~~Parcel 39, Mt. Pisgah Rd.~~ (ADDRESS)	(ADDRESS)	PARCEL 39
Brentwood 37027 ~~Nashville~~, Tennessee ~~37211~~ (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, David H. Heffington, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert D. Vasquez, unmarried

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 one-half acres, more or less, of good cultivable land, lying and bordering on the Watson Road, about 1 mile east of the Edmonson-Winston Turnpike, in the 8th Civil District of Davidson County, Tennessee, more particularly described as follows:

On the east by the Watson Road, on the north by the land of Violet Green, on the south by the Lands of Temple and Patterson & Hugh Watson, and on the west by land of Nancy Holt.

INCLUDED IN THE ABOVE DESCRIPTION, BUT EXCLUDED herefrom is the property conveyed to Hattie White by order of the Chancery Court of Davidson County, Tennessee, No. 84-1632-III described:
"Said real property is more particularly described, as shown in Collective Exhibit B attached to the Complaint for Partition originally filed in this matter, as follows:

Land lying in the Sixth Civil District (formerly Eighth Civil District) of Davidson County, Tennessee, and lying on the South side of Mt. Pisgah Road, and fronting 110 feet on the South side of Mt. Pisgah Road, and running back approximately 395.5 feet on each line to a dead line in the rear.

CONTINUED

unimproved (X)
This is improved ( ) property, known as Parcel 39, Mt. Pisgah Rd., Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my hand this 31st day of January, 19 96

David H. Heffington

David H. Heffington

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.
96 FEB -1 AM 11:07

IDENTIFICATION REFERENCE
0146105

BOOK 9934 PG 577

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David H. Heffington, married

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 instrument for the purposes therein contained. Witness my hand and official seal at Franklin, Tennessee, this 31st day of January, 96.

Commission expires 1/23/98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19____.

My commission expires _____

Notary Public

3439 02/01 0101 03CHECK 40.45

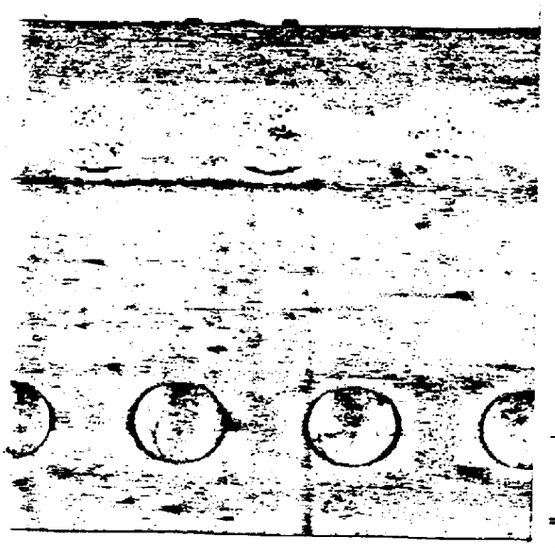
LEGAL DESCRIPTION CONTINUATION

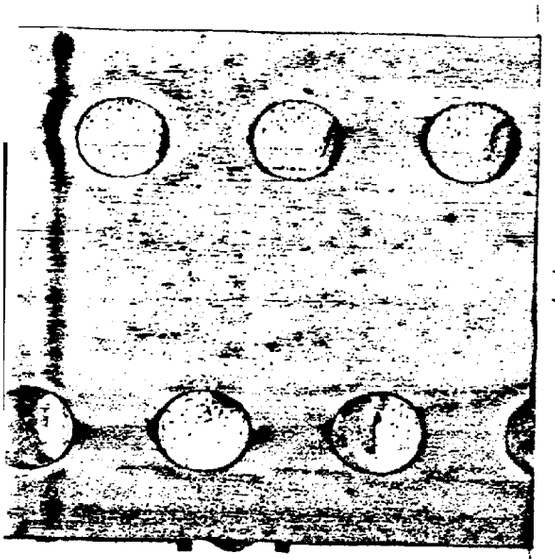
Being the same property conveyed to Gus Owen by deed from James Watson and wife, Cora Watson, as shown of record in Book 744, page 537, Register's Office for Davidson County, Tennessee."

Being the same property conveyed to David H. Heffington by deed from Lucien Owen, II et al, of record in Book 7288, page 844, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

Metropolitan-Davidson County taxes for the year 1996 are a lien but not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTORS paying their prorata share thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable.





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

RECEIVED OF _____

FOR _____

BOOK 9934 PG 578

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	8500.00
			MOR TX	31.45
			ERR	CO
			MOR TX	31.45-
			CON TX	31.45
			PRFEE	1.00
			WDEED	8.00
			TOTAL	40.45

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 40.45

02/01/96 01 11:09 0001 3439

0146105
IDENTIF. ↑ REFERENCE

96 FEB -1 AM 11:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1001681