6

WARRANTY DEED

BOOK 9939 PG 124

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 119,000.00

X Jolly Obasuyi
Affiant

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

Notary Public

MY COMMISSION EXPIRES: May 26 1999
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
David J. Waynick, Attorney, 207 Donelson Pike, Nashville, Tennessee 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jolly Obasuyi	First Trust Mortgage	150-11-294
(NAME)	(NAME)	
3728 Belle Oaks Drive	6525 Quail Hollow	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Memphis, TN 38120	
(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, Brent Foster, Grantor is a married man, however Grantor warrants that property transferred is not the marital residence and that his spouse has no marital, legal **] HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jolly Obasuyi

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 the Second Civil District, formerly the Third Civil District of Davidson County, Tennessee, being Lot No. 31 on the Plan of Belle Oaks Subdivision, of record in Book 6900, Page 768, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Brent Foster by deed from Reynold Bubis and wife Harriett Bubis of record in Book 8543, Page 283 Register's Office for Davidson County, Tennessee.

Subject to 1996 Davidson County Property Taxes.

Subject to the Plan of Record in Book 6900, Page 768 Register's Office for Davidson County, Tennessee.

Subject to 10 foot public utlity and drainage easement along the rear of said property.

Subject to 1.5' X 15' utility and anchor easement on right front corner of said property.

** or equitable interest in said property.

unimproved ( )
This is improved (X) property, known as 3728 Belle Oaks Drive, Antioch, TN 37013
(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

X Brent Foster
Brent Foster

BOOK 9939 PG 125

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Brent Foster

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 Nashville, Tennessee, this 31st day of January, 19 96.

Commission expires May 30, 1999

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_____.

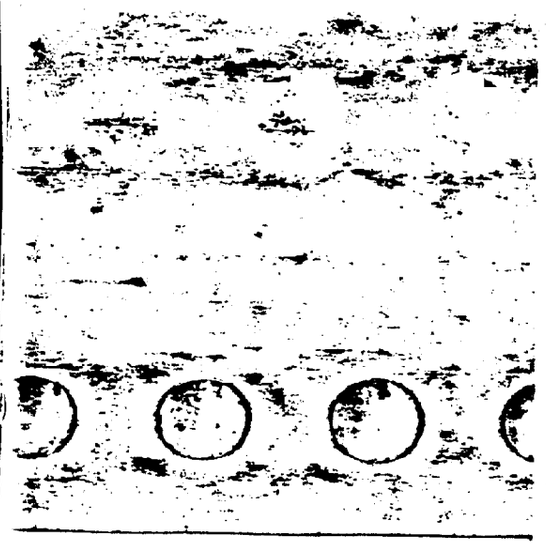
My commission expires _____

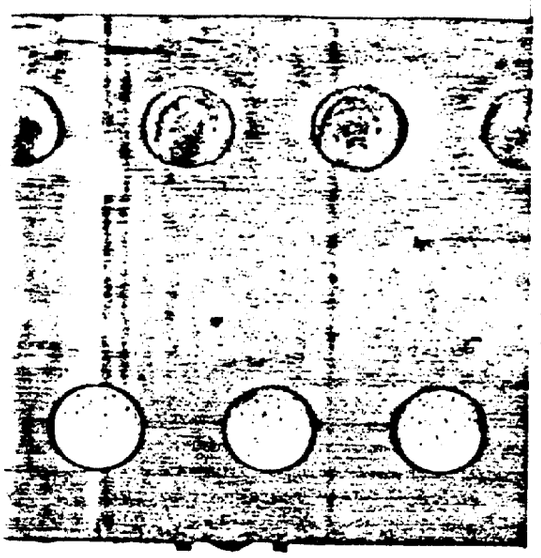
Notary Public

0147600
IDENTIF. & REFERENCE

96 FEB -6 AM 9:30
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5032 02/06 0101 03CHECK 449.30





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

RECEIVED OF _____

FOR _____

BOOK 9939 PG 126

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 119000.00
CON TX 440.30
PRFEE 1.00
WDEED 8.00
TOTAL 449.30
CHECK 449.30

02/06/96 01 09:34 0001 5032

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0147600
IDENTIF. ↑ REFERENCE

96 FEB -6 AM 9:30
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1003257