BOOK 9939 PG 992

File in Box No. 19 B

WARRANTY DEED

#96-1-43

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,000.00

John S. Andersen
Affiant

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

Peter Weiss
Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN S. ANDERSEN	SOUTHEASTERN MORTGAGE OF TN., INC	MAP 133-08
(NAME)	(NAME)	
238 Cathy Jo Drive	565 Marriott Drive, Suite 250	PARCEL 048
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37214	FB #06DA-83076
(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, STEPHEN DOUGLAS ADAMS, MARRIED, AND PATRICIA GROUND ADAMS, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN S. ANDERSEN, MARRIED

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 No. 104 on the Plan of Valley View Meadows Subdivision, Section 3, as of record in Book 3700, Page 93, Register's Office for said County, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Stephen Douglas Adams and wife, Patricia Ground Adams, by Deed from Michael L. Bono and wife, Sheila B. Bono, of record in Book 5012, Page 808, Register's Office for Davidson County, Tennessee. The said parties having since divorced by Final Decree, of record in Minute Book 182B, Page 1179, and File No. 89D-2851, in the Fourth Circuit Court for said County.

THIS conveyance is subject to restrictive covenants of record in Book 3673, Page 439, in Book 3770, Page 214, in Book 4065, Page 227, and in Book 4082, Page 106, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

MELODY ALDRIDGE ADAMS, spouse of the above named Stephen Douglas Adams, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

unimproved ( )
This is improved (X) property, known as 238 Cathy Jo Drive, Nashville, TN 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 our hand s this 31st day of January 19 96

Stephen Douglas Adams
STEPHEN DOUGLAS ADAMS

Melody Aldridge Adams
MELODY ALDRIDGE ADAMS

Patricia Ground Adams
PATRICIA GROUND ADAMS

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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 STEPHEN DOUGLAS ADAMS AND WIFE, MELODY ALDRIDGE ADAMS AND PATRICIA GROUND ADAMS, UNMARRIED

the bargainor S with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 31st day of January 19 96.

Commission expires July 24, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ 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, executed 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 _____.

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

My commission expires _____

Notary Public

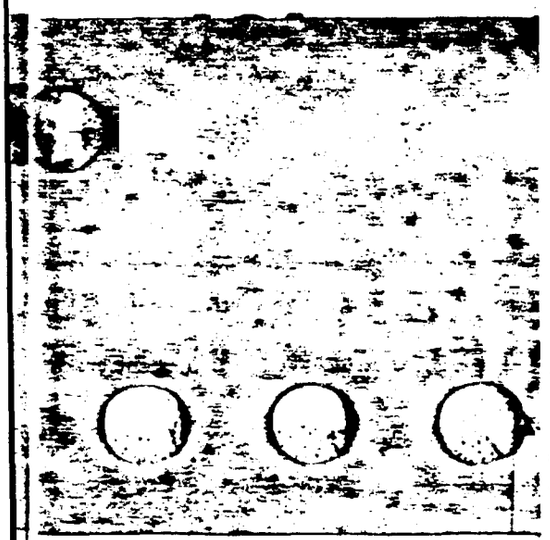
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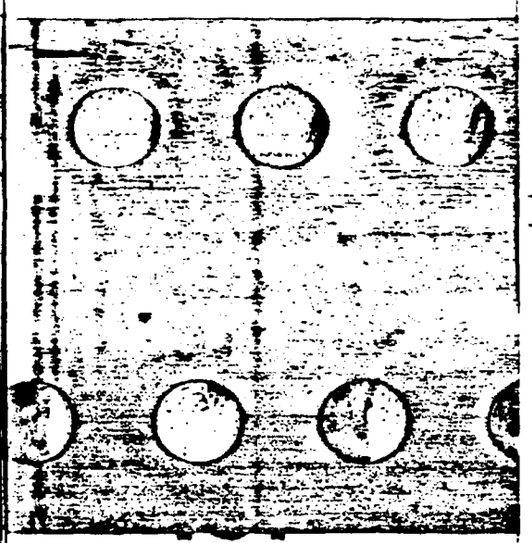
IDENTIFICATION REFERENCE

96 FEB -6 PM 1:38

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

5267 02/06 0101 03CHECK 319.80





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

RECEIVED OF _____

FOR _____

BOOK 9939 PG 994

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

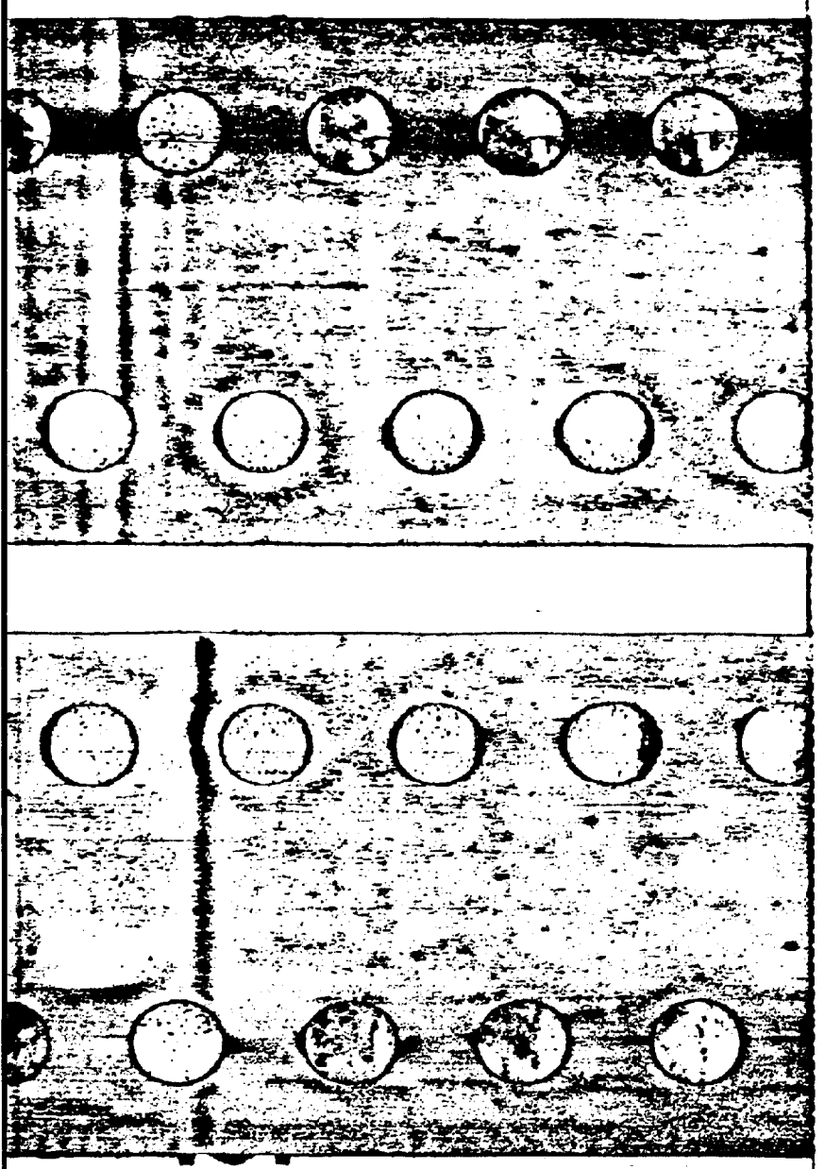
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT 84000.00	
			CON TX 310.80	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 319.80	
			CHECK 319.80	
02/06/96	01	13:38 0001	5267	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0147831
IDENTIF. ↑ REFERENCE

96 FEB -6 PM 1:39
FELIX Z. WILSON II REGIST
DAVIDSON COUNTY, TN.

No. 1003491



VOID

BOOK 9939 PG 995

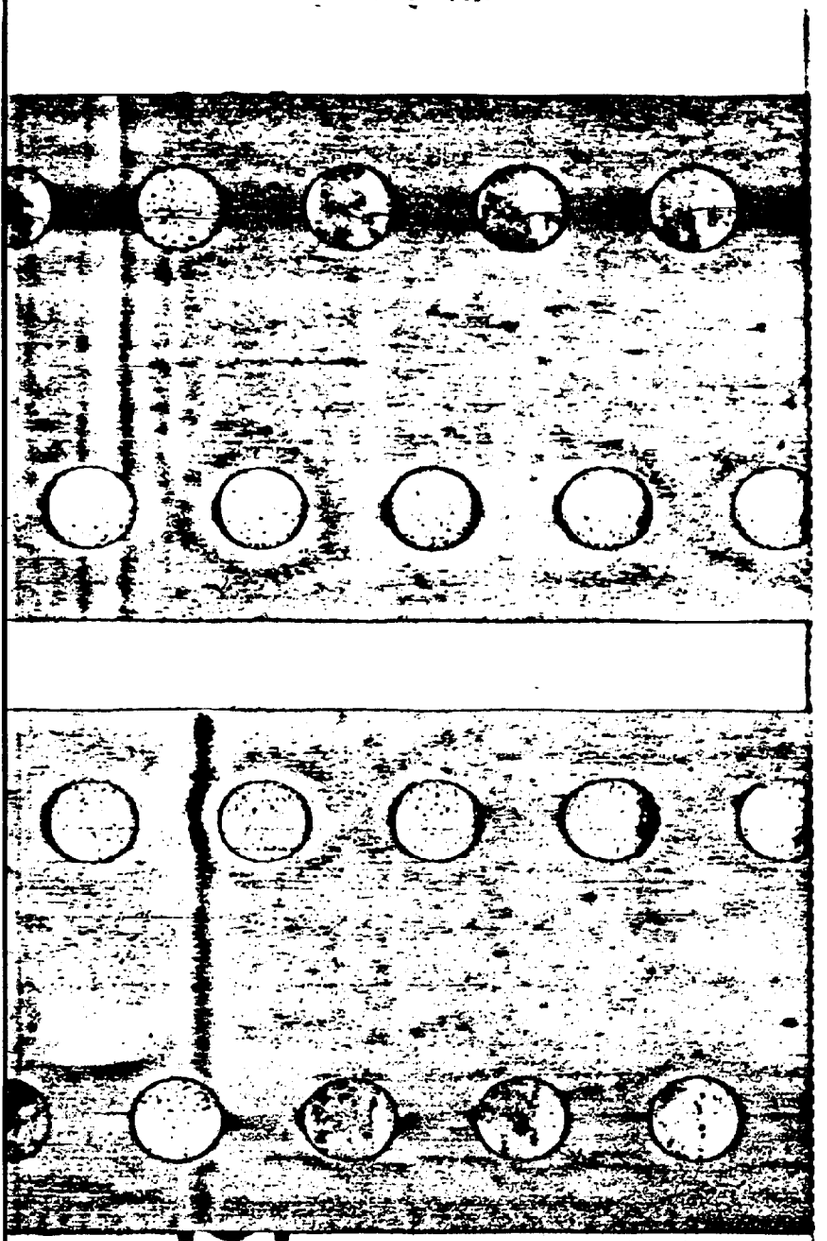
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BOOK 9939 PG 998

BOOK 9939 PG 999

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BOOK 9939 PG 995

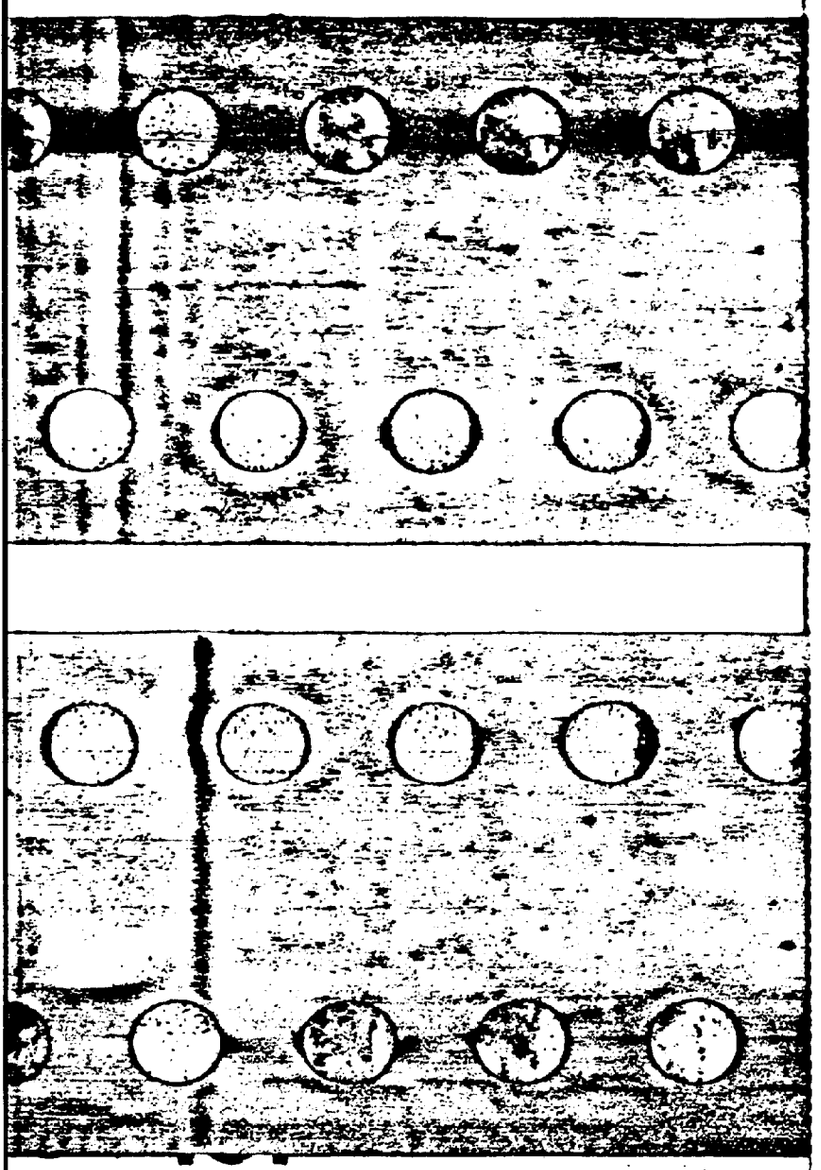
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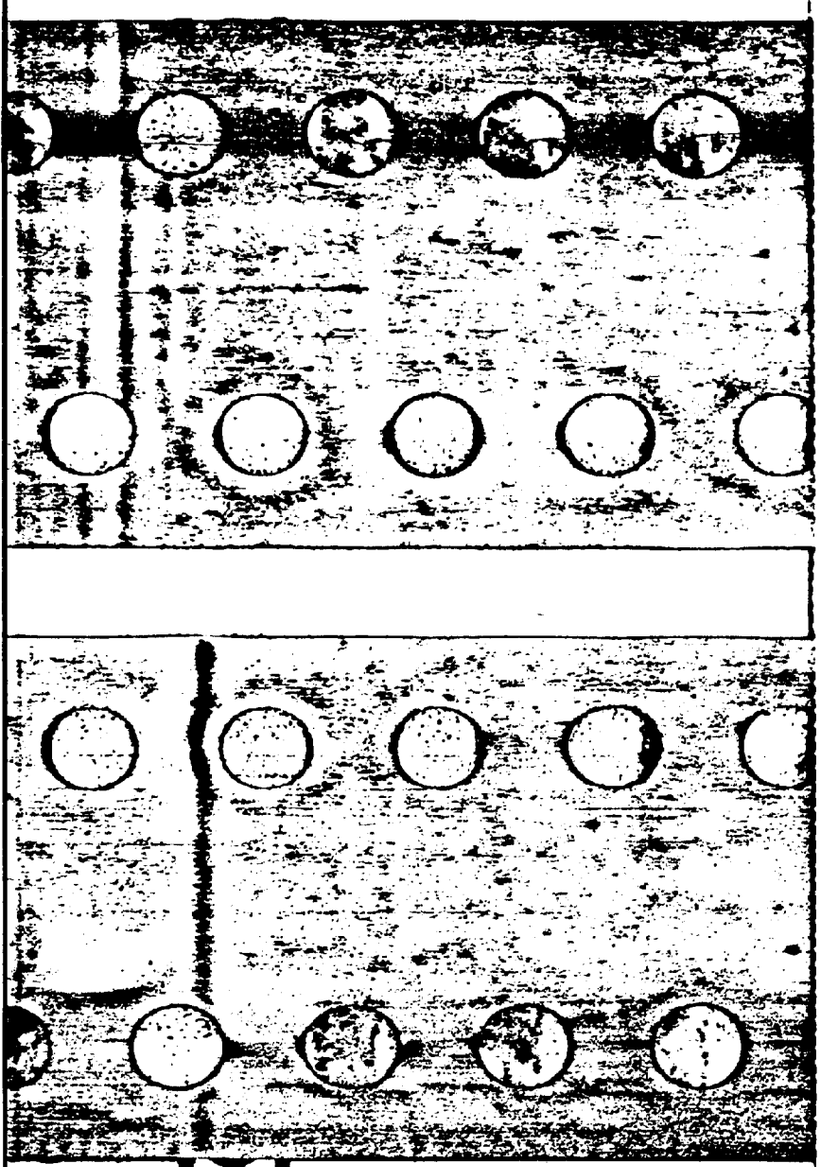
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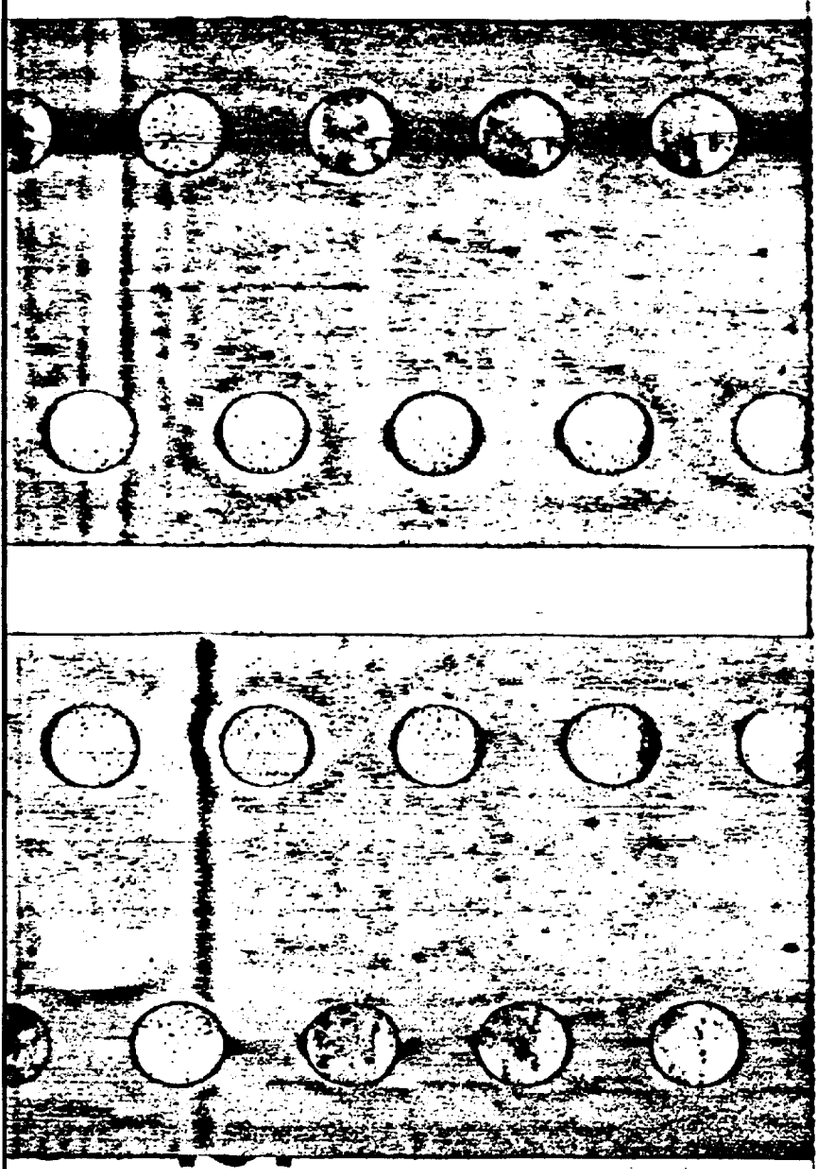
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