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STATE OF TENNESSEE
COUNTY OF DAVIDSON

9941 PG 32

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 102,000.00

Barbara L. McCue
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF February 19 96

Notary Public

MY COMMISSION EXPIRES: ~~July 27, 1996~~ 6/6/97
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Beverly J. Mellars	First Trust Mortgage Company	161-10A
(NAME)	(NAME)	
4945 Yorkshire Road	6525 Quail Hollow Road	222CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Memphis, TN 38118	06DU 82157
(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, Leigh Ann Ford Underwood and Thomas Underwood

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Beverly J. Mellars

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. 327 on the Plan of villages of Brentwood, Phase Three as of record in Plat Book 6250, page 918, Register's Office for said county, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Leigh Ann Ford Underwood, unmarried by deed from James M. Jansing and wife, Margaret L. Jansing of record in Book 8998, page 582, Register's Office for Davidson County, Tennessee.

Subject to declaration of covenants, conditions and restrictions of record in Book 6143, page 11, Book 6852, page 497 and Book 8507, page 831, said Register's Office.

This conveyance is subject to any and all existing easements of record.

Leigh Ann Ford being one and the same person as Leigh Ann Underwood.

Thomas Underwood herein joins to convey any and all rights and interest he may have; especially his marital rights.

unimproved ( )
This is improved (X) property, known as 4945 Yorkshire Road, 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 6th day of February 19 96

Leigh Ann Ford Underwood
Leigh Ann Ford Underwood

Thomas Underwood
Thomas Underwood

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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 Leigh Ann Ford Underwood and [illegible] Underwood

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 6th day of [illegible] 96.

Commission expires July 27, 1996

LINDA S. HARRIS NOTARY PUBLIC DAVIDSON COUNTY, TENN. LARGE

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

IDENTIFICATION REFERENCE

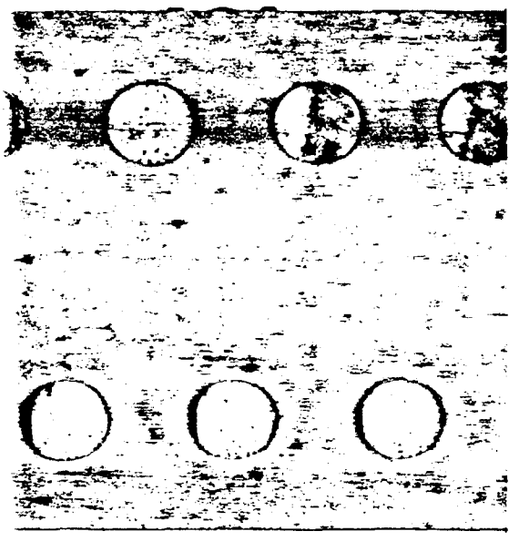
96 FEB -7 AM 11:22

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

0148131

5588 02/07 0101 03CHECK

386.40





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ book 9941 pg 31

FOR _____

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
102000.00
CON TX 377.40
PRFEE 1.00
WDEED 8.00
TOTAL 386.40
CHECK 386.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/07/96 01 11:23 0001 5588

0148131
IDENTIF. ↑ REFERENCE

96 FEB -7 AM 11:22
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1003809