PREPARED BY (AND RETURN TO):

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

BOOK 9959 PG 923

W & I Ref: (kd) Title No: 37427
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jamie P. Choppin 4400 Belmont Park, #156 Nashville, Tennessee 37215	Regions Mortgage, Inc. 315 Union Street Nashville, Tennessee 37219

TAX MAP-PARCEL NUMBERS: 131-3B-156

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 **Harry Clark Marlin and spouse, Nancy Bryan Marlin,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jamie P. Choppin, unmarried,** 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 Building Site No. 156 on the plan of Arden Place, Section Three, of record in Book 4660, page 152, Register's Office for said County, which plan and record thereof are incorporated herein and ,made a part hereof by reference.

BEING the same property conveyed to Harry Clark Marlin and wife, Nancy Bryan Marlin by deed from Ralph Elvin Bryan, a single man, of record in Book 8220, page 820, 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 the restrictive covenants, liens and other matters set forth in Book 4754, Page 455, Book 4819, page 564, Book 4916, page 277, Book 5019, page 942, Book 5091, page 66, Book 5129, page 120, Book 5163, page 384, Book 5231, page 375, Book 5351, page 592 and Book 5514, page 636, said Register's Office, and to the matters set forth in the referenced Plan of record.
This is improved property, known as: 4400 Belmont Park, #156, 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.

BOOK 9959 PG 924

WITNESS THE EXECUTION HEREOF this 27th day of February, 1996.

Harry Clark Marlin
Harry Clark Marlin

Nancy Bryan Marlin
Nancy Bryan Marlin

State of Tennessee
County of Davidson

On this 27th day of February, 1996, before me the undersigned authority, personally appeared **Harry Clark Marlin** and **Nancy Bryan Marlin**, 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.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

My Commission Expires: _____

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 187500.00

Jamie P. Chaffin
Affiant

Sworn and subscribed before me on the 27th day of February, 1996.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

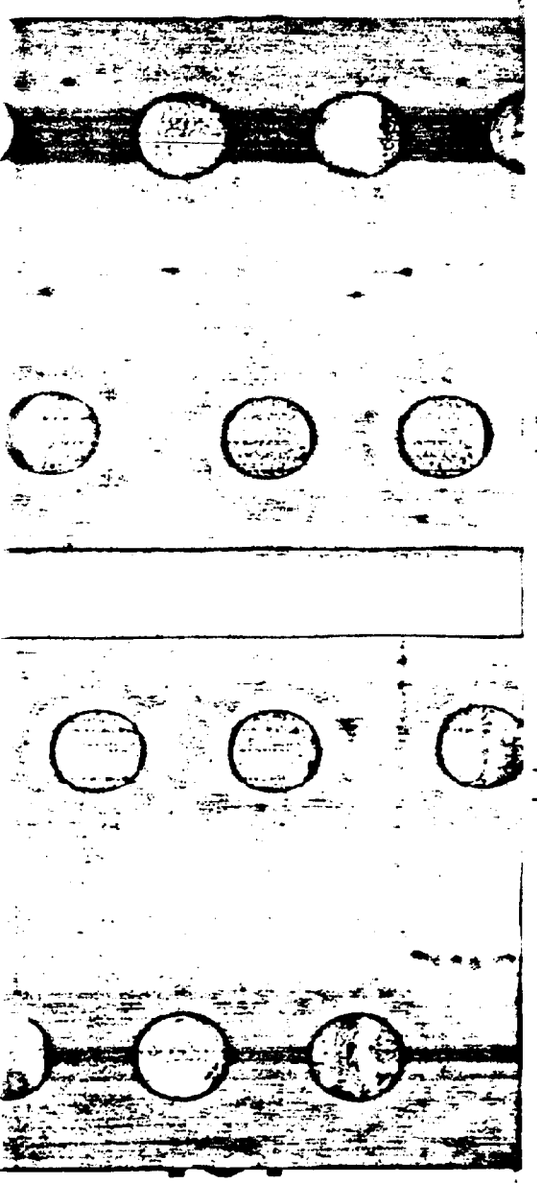
My Commission Expires: _____

Notary Public

2188 02/28 0101 03CHECK 702.75

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.
96 FEB 28 AM 9:39

IDENTIF. & REFERENCE
0154300



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9959 PG 925

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
187500.00
CON TX 693.75
PRFEE 1.00
WDEED 8.00
TOTAL 702.75
CHECK 702.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96 FEB 23 AM 9:39
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

0154300
IDENTIF. ← REFERENCE

No. 1010334