60128

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 9966 PG 726

STATE OF TENNESSEE }
COUNTY OF DAVIDSON}
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 4th DAY OF March 19 96

NOTARY PUBLIC

My Commission expires: [illegible], 1999

THIS INSTRUMENT PREPARED BY

William L. Rosenberg, Attorney, 344 Fourth Avenue, North, Nashville, TN 37219

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
GEORGE E. CHATMAN (NAME)	same (NAME)	59-10-163
3817 Augusta Drive (ADDRESS)	(ADDRESS)	
Nashville, TN 37207 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

JAMES E. CHATMAN AND WIFE, VERA A. STEVENS CHATMAN

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

GEORGE E. CHATMAN AND WIFE, JEMIMA CHATMAN

hereinafter called the **GRANTEES**, their 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 Lot No. 385 on the Plan of Haynes Manor, Section 3, of record in Book 4175, page 11, Register's Office for Davidson County, Tennessee, to-wit:

BEGINNING on the north margin of Augusta Drive at the corner of Lots Nos. 384 and 385; thence north with the line of those lots, 108 feet to a monument; thence east with the line of Lots Nos. 385 and 386, 112 feet to the west margin of DuBois Drive; thence south with the drive, 83 feet to a monument, thence around a curve, southwesterly 39.27 feet to a monument in the north margin of Augusta Drive; thence with the Drive west, 87 feet to the beginning.

BEING the same property conveyed to James E. Chatman and wife, Vera A. Stevens Chatman, by deed from Aletha C. Armstrong, now Holder, of record in Book 5463, page 93, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. Metro taxes for 1996, a lien, but not yet due and payable.
2. Matters shown on the Plan of rcord in Book 4175, page 11, said Register's Office.
3. Restrictive Covenants of record in Book 4228, page 685, as amended in Book 4243, page 869, said Register's Office.

This is unimproved ( ) improved (X) property, known as 3817 Augusta Drive - Nashville, TN 37207 (House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 4th day of March, 19 96.

James E. Chatman
JAMES E. CHATMAN

Vera A. Stevens Chatman
VERA A. STEVENS CHATMAN

INDIVIDUAL ACKNOWLEDGMENTS:

pg. 9966 727

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named JAMES E. CHATMAN AND WIFE, VERA A. STEVENS CHATMAN, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 4th day of March, 19 96.

My Commission expires:
JULY 24, 1999

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____

Notary Public

STATE OF TENNESSEE }
County of }

4372 03/04 0101 03CHECK 305.00

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____

Notary Public

96 MAR -4 PM 2:09
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

015968

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

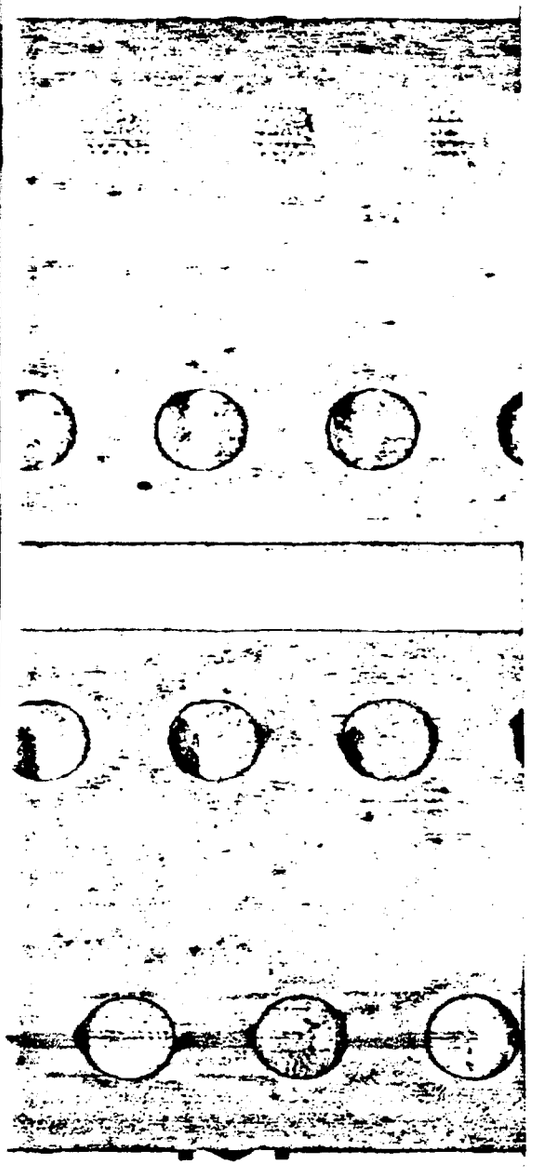
Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____

Notary Public



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

RECEIVED OF _____

FOR _____

BOOK 9966 PG 728

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	80000.00
CON TX	296.00
PRFEE	1.00
WDEED	8.00
TOTAL	305.00
CHECK	305.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 4372

0156368
IDENTIF. # REFERENCE

96 MAR -4 PM 2:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1012493