WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER

book 9968 PG 777

34294

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,900.00
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF February, 19 96

Notary Public

MY COMMISSION EXPIRES: 1/25/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Mark Denton	Security Financial and Mortgage	75-9-24
(NAME)	(NAME)	
3903 Bonnafield Court	12444 Powerscourt Drive	4D-34764
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	St. Louis, MIssouri 63131	
(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, Leola W. Canfield, Trustee of the David Kenneth Canfield and Leola W. Canfield Living Trust
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Mark Denton, Unmarried

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. 125 on the plan of Hermitage Hills, Section I, as of record in Book 2900, Page 48, Register's Office for said County.

Said Lot fronts 104.36 feet on the southeasterly side of Bonnafield Court, as measured around a curve, and extends back 96 feet on the northeasterly line and 128.2 feet on the southwesterly line to a dead line and measures 135 feet thereon.

BEING the same property conveyed to David Kenneth Canfield and wife, Leola W. Canfield, Trustees of the David Kenneth Canfield and Leola W. Canfield Living Trust by deed from James D. Stubbs, Jr. of record in Book 8756, Page 872, and by deed from Jerry D. Sullivan of record in Book 5197, Page 926, Register's Office for Davidson County, Tennessee. The said David Kenneth Canfield is deceased. The Trust gives the surviving Trustee full authority to sell.
The foregoing is the same legal description as appears in the previous deed of record.

unimproved ( )
This is improved (X) property, known as 3903 Bonnafield Court, Hermitage, TN 37076
(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 29th day of February 19 96

Leola W. Canfield, Trustee by: David K. Canfield (AIF)
Leola W. Canfield, Trustee

BOOK 9965 PG 778

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 Leola W. Canfield, Trustees of the David Kenneth

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of February 19 96.

Commission expires _____

_____
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

State of Tennessee
County of DAVIDSON

4965 03/05 0101 03CHECK 278.73

On this the 29TH day of FEBRUARY, 1996, before me personally appeared DAVID G. CANFIELD to me known to be the person who executed the foregoing instrument in behalf of LEOLA W. CANFIELD, Trustee as HER Attorney in Fact, and acknowledged the HE executed the same as the free act and deed of the said LEOLA W. CANFIELD, Trustee.

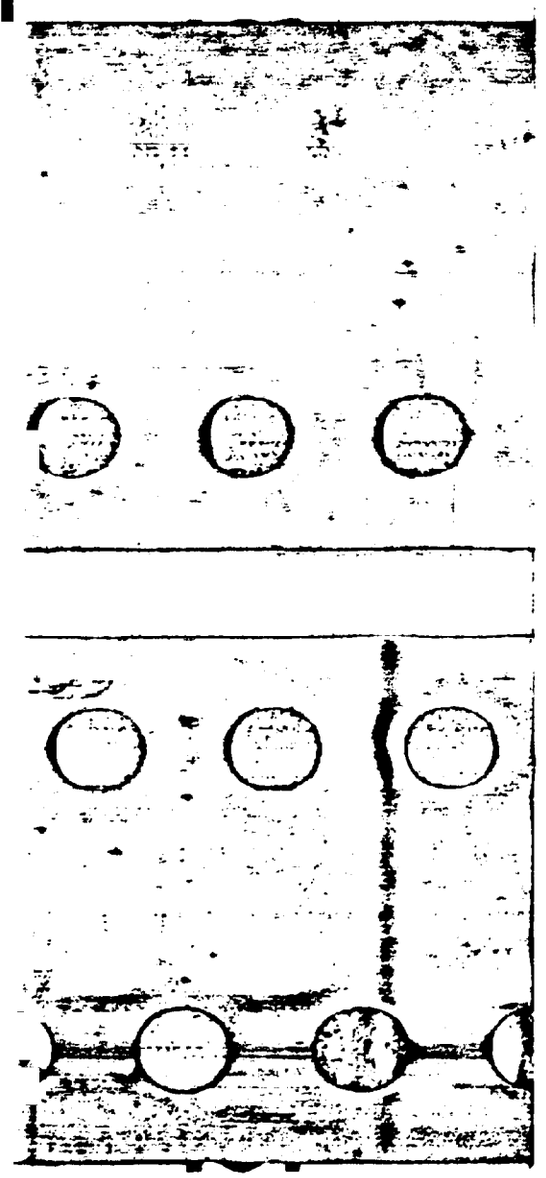
Witness my hand and official seal at NASHVILLE, TENNESSEE, this the 29TH day of FEBRUARY, 1996.

_____
Notary Public

My Commission Expires: 7/25/98

0156918
IDENTIF. ↑ REFERENCE

96 MAR -5 PM 1:29
FELIX Z. [illegible]
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 9968 PG 779

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 72900.00
CON TX 269.73
PRFEE 1.00
WDEED 8.00
TOTAL 278.73
CHECK 278.73

03/05/96 01 13:32 0001 4965

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0156918
IDENTIF. ↑ REFERENCE

96 MAR -5 PM 1:29
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1013081