0218 03/14 0101 03CHECK 17.50

PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

WARRANTY DEED

THIS INDENTURE IS MADE AND ENTERED INTO THIS 11th day of March, 1996.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, **OBERA VAUGHAN, A WIDOW , herein referred to as Grantor, has this day bargained and sold and does hereby transfer and convey unto the said BOBBY EUGENE HILL, A MARRIED MAN , herein referred to as Grantee, his/her successors, heirs and assigns, certain real estate in DAVIDSON,** County, State of Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated heren by reference.

This is improved property known as 805 POTTER LANE, NASHVILLE, TN 37206.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto Grantee, his/her heirs, successors and assigns forever. The Grantor es covenants and agrees with the said Grantee that Grantor is/are lawfully seized and possessed of the said real estate and that Grantor has a good and lawful right to sell the same. The Grantor further covenants that the same is unencumbered except as otherwise set forth in Exhibit 'B" attached hereto. Grantor further covenants and binds himself/herself/themselves, his/her heirs and representatives, to warrant and forever defend the title to said Grantee, his/her successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS the hand and seal of Grantor on the day and year first above written.

Obera Vaughan

OBERA VAUGHAN A WIDOW
Signature of Seller

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **OBERA VAUGHAN, A WIDOW** , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **11th** day of **March, 1996.**

Denise C. Allis

Notary Public

My Commission Expires: 5-11-96

DENISE C. ALLIS NOTARY PUBLIC AT LARGE SUMNER COUNTY TENNESSEE

0160004 IDENTIF. ← REFERENCE

96 MAR 14 AM 9:58 FELIX ... REGISTER DAVIDSON COUNTY, TN.

Name and Address of Property Owner:

BOBBY EUGENE HILL
860 MURFREESBORO RD., U-7
NASHVILLE, TN 37217

Property Address:

805 POTTER LANE
NASHVILLE, TN 37206

Person Responsible for Taxes:

COLLATERAL MORTGAGE, LTD.
P.O. BOX 830180
BIRMINGHAM, AL 35283-0180

Parcel #: MAP 83-12, PARCEL 138

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$85,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Bobby Eugene Hill
Affiant

Sworn to and subscribed before me, a Notary Public, this **11th** day of **March, 1996.**

Denise C. [illegible]
Notary Public

DENISE C. [illegible]
NOTARY PUBLIC
[illegible] LARGE
SUMNER COUNTY TENNESSEE

My Commission Expires: 5-11-96

RETURN TO:

STEWART & BLACK, ATTORNEYS
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

EXHIBIT 'A'

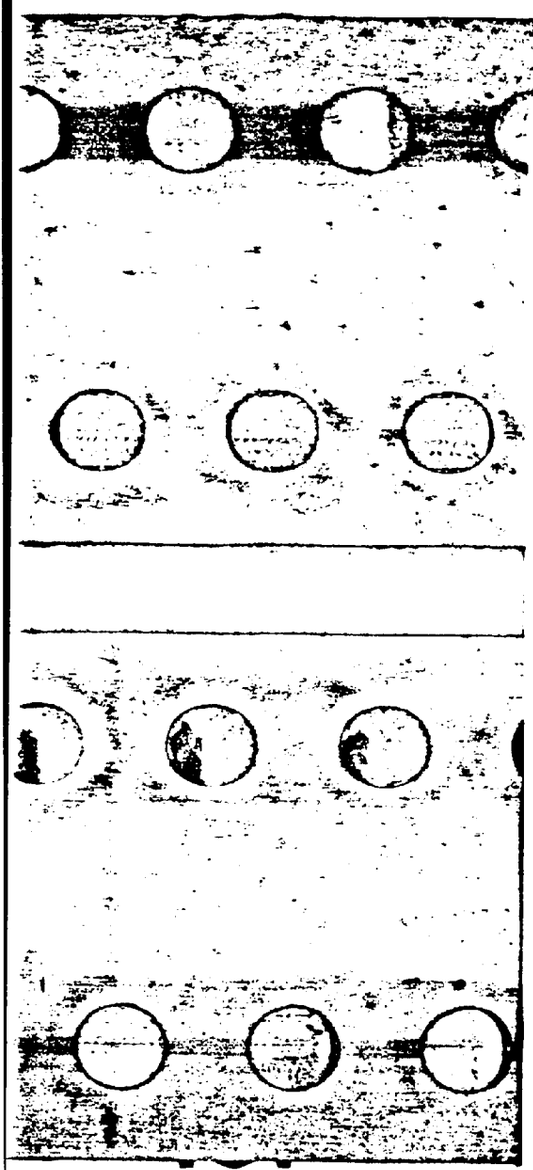
LAND in Davidson County, Tennessee, being Lot No. 167 on the Plan of Rosewood Heights, Section 5, as of record in Book 2331, page 39, Register's Office for Davidson County, Tennessee.

Said Lot 167 fronts 122 feet on the curving northeasterly side of Potter Lane and runs back between lines 152 feet on the northwesterly side line and 155.8 feet on the easterly side line, to a line at the rear, measuring 46.5 feet thereon.

Being the same property conveyed to Arthur L. Vaughan and wife, OBERA VAUGHAN, by Deed from HARRY TEMPLE, JR., AND WIFE,, of record in Deed Book 4960, Page 946, Register's Office for **DAVIDSON** County, Tennessee, the said Arthur L. Vaughan having since died, the property vests solely by operation of law in his surviving spouse, Obera Vaughan, the Grantor herein.

EXHIBIT 'B'

1. COUNTY real property taxes for the year 1996 and all subsequent years.
2. All matters set forth on the Plan of record in Book 2331, page 39, Register's Office for Davidson County, Tennessee.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ Book 9978 Pg 806

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	85000.00
			CON TX	314.50
			PRFEE	1.00
			WDEED	12.00
			TOTAL	327.50
			CHECK	327.50
03/14/96	01		09:59 0001	8318

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0160004
IDENTIF. ↑ REFERENCE

96 MAR 14 AM 9:58

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1016390