This Instrument Prpared By: Daniel P. Niznik, Attorney
American Title Company, Inc.
138 Bluegrass Drive
Hendersonville, Tn. 37075

BOOK 9986 PG 648

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Sharon W. Page	same as new owner	Map 091-05
(NAME)	(NAME)	
6211 Laredo Avenue		Par 115
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------
----------($10.00)---------- Dollars,

Cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby ackowledged, WE

EDGAR N. RICHARDS, JR. and wife, ERA NELL RICHARDS

have this day bargained and sold, and do hereby transfer and convey unto the said SHARON W. PAGE, Unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

Being Lot No. 28 on the Plan of Moss Wood Subdivision of record in Book 2663, Page 102, Register's Office for Davidson County, Tennessee.

Said Lot No. 28 fronts 60 feet on the southerly side of Laredo Avenue and runs back between parallel lines 140 feet to a dead line.

Being all the same property conveyed to Edgar N. Richards, Jr. and wife, Era Nell Richards by deed of record in Book 6363, Page 627, Register's Office for Davidson County, Tennessee.

IDENTIF. ↑ REFERENCE 0162471

96 MAR 21 PM 1:41
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 58,500.00

Subscribed and sworn to before me this the 14th day of March 1996

Affiant Sharon W. Page

My commission expires 10/31/2000
(Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 6211 Laredo Avenue, Nashville, Tn. 37209
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 14th day of March, 19 96, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Edgar N. Richards, Jr.
EDGAR N. RICHARDS, JR.

Era Nell Richards
ERA NELL RICHARDS

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

BOOK 9986PG649

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Edgar N. Richards,Jr. and wife,Era Nell Richards, *the within named 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 Nashville, *Tennessee, this* 14th *day of* March, *19*96

Notary Public

Commission expires 10/31/2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____*Notary Public*

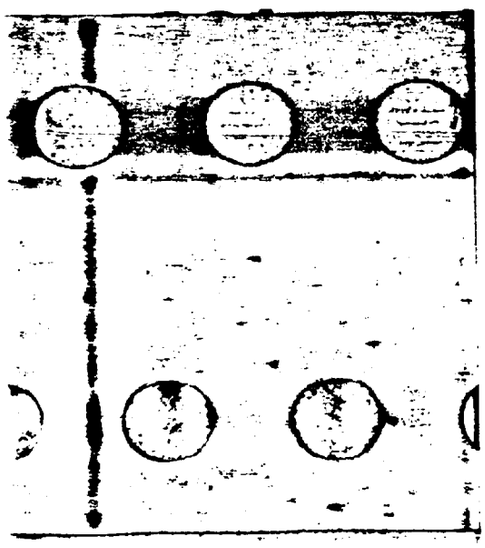
Commission expires _____

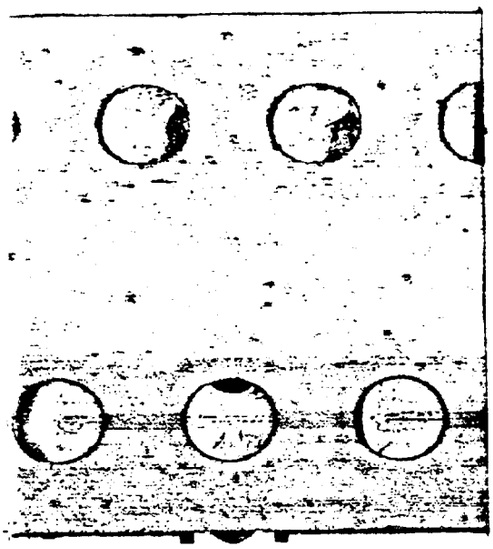
WARRANTY DEED

FROM

TO

0966 03/21 0101 03CHECK 225.45





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

RECEIVED OF _____

FOR _____

BOOK 9986 PG 650

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 58500.00
CON TX 216.45
PRFEE 1.00
WDEED 8.00
TOTAL 225.45
CHECK 225.45

03/21/96 01 13:42 0001 0966

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0162471
IDENTIF. ↑ REFERENCE

96 MAR 21 PM 1:4

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1013008