WARRANTY DEED

BOOK 9997 PG 807

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,000.00

Brenda C. Pratt
Affiant

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

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: July 26 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BRENDA C. PRATT (NAME)	FIRST REPUBLIC MORTGAGE (NAME)	97-8-A-62CO
192 LAKE CHATEAU DRIVE (ADDRESS)	6012 Wilmington Pike (ADDRESS)	04D-86772
HERMITAGE, TN 37076 (CITY) (STATE) (ZIP)	Dayton, OH 45459 (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, JULIA MOSS FOWLER AND SAMUEL MOSS, **BOTH UNMARRIED**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRENDA C. PRATT, 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:

A certain Condominium Apartment in DAVIDSON County, Tennessee, being Unit No. 2, Building L, on the Plan of LAKE CHATEAU, of record in Book 6250, pages 607, 608, 609, and 610, Register's Office for DAVIDSON County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to JULIA MOSS FOWLER AND SAMUEL MOSS, by deed from Larry McCoy and wife, Faith Fowler McCoy, of record in Book 9443, page 489, Register's Office for DAVIDSON County, Tennessee.

There is conveyed with the above described individual condominium unit an undivided interest in and to the general and/or restricted common areas and facilities of LAKE CHATEAU, as said areas are set forth and defined in Master Deed and By-Laws of record in Book 6639, page 468; Book 6691, page 308; and Book 6691, page 314; and Charter of record in Book 6870, page 491; Register's Office for DAVIDSON County, Tennessee, and to which reference is hereby made for more particulars.

This instrument is executed on behalf of JULIA MOSS FOWLER, by SAMUEL GUY MOSS, III, as her Attorney-in-Fact, pursuant to a Power of Attorney which is being placed of record with this instrument.

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 192 LAKE CHATEAU DRIVE, 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 our hand s this 29th day of March 19 96

JULIA MOSS FOWLER
By: Julia Moss Fowler by Samuel Guy Moss, III
SAMUEL GUY MOSS, III, ATTORNEY-IN-FACT

Samuel Moss
SAMUEL MOSS

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 SAMUEL MOSS

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

Commission expires July 26, 1997

I. DYKE TATUM Notary Public

NOTARY PUBLIC AT LARGE TENNESSEE

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

4693 04/01 0101 03CHECK 290.20

*** LEGAL DESCRIPTION CONTINUATION

SAMUEL GUY MOSS, III AND SAMUEL MOSS ARE ONE IN THE SAME PERSON.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

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 SAMUEL GUY MOSS, III, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of JULIA MOSS FOWLER, as her Attorney-in-Fact, as the free act and deed of the within named JULIA MOSS FOWLER.

NOTARY PUBLIC AT LARGE TENNESSEE

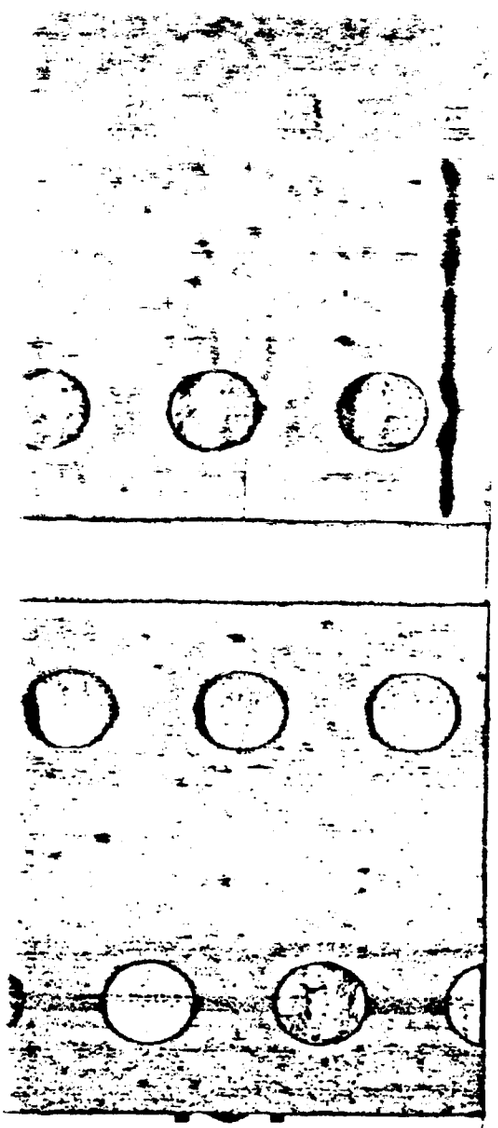
WITNESS my hand and official seal at Nashville, Tennessee, this 29TH day of MARCH, 1996.

My Commission Expires: 07/26/97

NOTARY PUBLIC I. DYKE TATUM

0165952
IDENTIF. ↑ REFERENCE

96 APR -1 PM 12:57
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 9997 PG 809

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	76000.00
CON TX	282.20
PRFEE	1.00
MDEED	8.00
TOTAL	290.20
CHECK	290.20

04/01/96 01 13:00 0001 4698

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0165952
IDENTIF. & REFERENCE

96 APR -1 PM 12:57
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1022704