FILE NO. 34223
FILE BOX "7"

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF MARCH, 19 96

Notary Public

MY COMMISSION EXPIRES: 11/28/98
(AFFIX SEAL)

BOOK 9974 PG 949

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PATRICK D. CHADWICK	FTB MORTGAGE SERVICES	148-1-20
(NAME)	(NAME)	
511 RADNOR ST	8001 Stemmons Freeway	5DU 6071
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TN. 37211	Dallas, Texas 75247	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 CHARLES R. DORNAN and wife, MARTHA J. DORNAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICK D. CHADWICK

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:

RE-RECORD BOOK 10010 PG 679

LAND in Davidson County, Tennessee, being Lot No. 234 on the Plan of Hillbrook, Section II, of record in Book 3300, page 12, Register's Office for Davidson County, Tennessee.

SAID Lot No. 234 fronts 79 feet on the southerly margin of Wallace Road and extends back 155 feet on the easterly line and 153.3 feet on the westerly line to a line in the rear measuring 79.4 feet thereon.

BEING the same property conveyed to Charles R. Dornan by deed from Deborah D. Reale and Rose Haily Reale of record in Book 9179, page 582, Register's Office for Davidson County, Tennessee. The said Martha J. Dornan, wife of Charles R. Dornan joins in this conveyance for the purpose of conveying whatever right, title and interest she might have in said property by reason of the martial estate or otherwise.

Over.... See Assumption Clause

THIS DEED IS BEING RE-RECORDED TO ADD THE ASSUMPTION CLAUSE WHICH WAS INADVERTENTLY LEFT OFF.

6946 03/11 0101 03CHECK 212.50

0158727 IDENTIF. ↑ REFERENCE

96 MAR 11 AM 11:09
DAVIDSON COUNTY, TN

This is improved (X) property, known as 225 Wallace Road, Nashville, Tennessee 37211
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

unimproved ( )

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 hands this 6th day of March, 19 96

CHARLES R. DORNAN

MARTHA J. DORNAN

STATE OF TENNESSEE }
Davidson County }

BOOK 9974 PG 950

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named CHARLES R. DORNAN and wife, MARTHA J. DORNAN

the 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 6th day of March, 1996.

Notary Public

Commission Expires 11/28/98

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

RE-RECORD

BOOK 10010 PG 680

8695 04/10 0101 03CHECK 8.00

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to FIRST TENNESSEE BANK, of record in Book 5372, page 974, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

IDENTIF. ↑ REFERENCE 0169688

RE-RECORD
96 APR 10 AM 10:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.