0171130

IDENTIF. ↑ REFERENCE

96 APR 15 AM 9:59

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

Address & Address of New Owner:
Merritt L. Chaplin, Jr. and wife,
Tana N. Chaplin
6003 Baltic Drive
Hermitage, Tn 37076

Send Tax Bills to:
CTX Mortgage Company
Customer Service
P. O. Box 199077
Dallas, TX 75219-9077

Tax Map and Parcel Nos.
Map 86-10
Parcel 25
2DX-1615

BOOK 10015 PG 30

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100--- ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **WE, LARRY F. THOMPSON AND WIFE, CAROLYN THOMPSON,** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto **MERRITT L. CHAPLIN, JR. AND WIFE, TANA N. CHAPLIN,** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land located in DAVIDSON County, Tennessee and being more particularly described in Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the said tract or parcel of land together with all and singular easements, appurtenances, heriditaments, estate, title and interest thereto belonging or in anywise appertaining to the said Grantees, their successors and assigns in fee simple forever.

GRANTORS do hereby covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered except for taxes for the year 1996; Restrictive Covenants of record in Book 3161, Page 279 and Book 3130, Page 623, Register's Office for Davidson County, Tennessee, any and all Easements, Building Setback Lines, Notes, etc, if any, as may be set forth on the Plan of Dodson Heights, as of record in Plat Book 2900, Page 113, Register's Office for said County.

GRANTORS do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

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 my hand this the 12th day of April, 1996.

Larry F. Thompson

Carolyn Thompson

STATE TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Larry F. Thompson and wife, Carolyn Thompson, the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Madison, Tenenssee, this the 12th day of April, 1996.

My Commission expires:
5/23/98

Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $69900.00.

Affiant

Sworn to and subscribed before me
this the 12th day of April, 1996.

Notary Public

My Commission expires: 5/23/98

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY, ATTORNEY
GREATER NASHVILLE TITLE & CLOSING CO.
223 Madison Street, S. 102
Madison, Tn 37115

mml

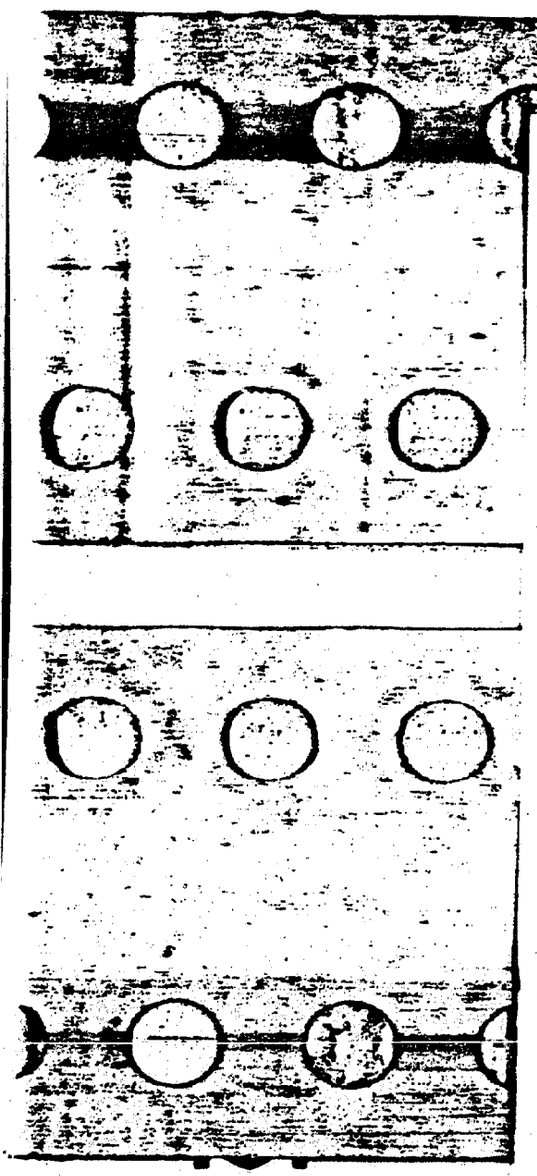
EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 117 on the Plan of Dodson Heights as of record in Plat Book 2900, Page 113, Register's Office for Davidson County, Tennessee to which Plat reference is here made for a complete description thereof.

Being the same property conveyed to Larry F. Thompson and wife, Carolyn Thompson by deed from Donald R. Roberts and wife, Barbara C. Roberts of record in Book 7897, Page 659, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 6003 Baltic Drive, Hermitage, Tn 37076

0271 04/15 0101 03CHECK 271.63



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

RECEIVED OF _____

FOR _____

BOOK 10015 PG 33

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 69900.00
				CON TX 258.63
				PRFEE 1.00
				MDEED 12.00
				TOTAL 271.63
				CHECK 271.63
			04/15/96 01	09:59 0001 0271

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96 APR 15 AM 9:
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

0171130
IDENTIF. ↑ REFERENCE

No. 1028229