WARRANTY DEED

prom. 10015 pg 211

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,000.00

Byron D. Hanks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF April, 19 96

Notary Public

MY COMMISSION EXPIRES: April 25, 1998
(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 1281-G N. Mt. Juliet Road, Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Byron D. Hanks (NAME)	First Bank & Trust (NAME)	MAP 107
1910 Dabbs Avenue (ADDRESS)	1691 N. Mt. Juliet Road (ADDRESS)	GROUP 5
Nashville, Tennessee 37217 (CITY) (STATE) (ZIP)	Mt. Juliet, TN 37122 (CITY) (STATE) (ZIP)	PARCEL 6

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, Cartwright Bros. Construction

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Byron D. Hanks, 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:

BEING Lot No. 6 on the Plan of Bel-Air Section 1, as of record in Book 2900, Pages 27 & 28, Register's Office for Davidson County, Tennessee.

Said Lot No. 6 fronts 65 feet on the north side of Dabbs Avenue and runs back between parallel lines 140 feet to a dead line.

BEING the same property conveyed to Cartwright Bros. Construction by deed from Patrick A. McMurray and wife Janet L. McCormick McMurray of record in Book 7012, Page 705, Register's Office for Davidson County, Tennessee.

Wallace Cartwright executed this instrument on behalf of Hamilton Cartwright and Linda Susan Cartwright pursuant to a Power of Attorney which is being placed of record concurrently herewith.

This is the same description as in previous deed of record.
This conveyance is subject to setback lines and recorded easements of record in Book 29, Page 28, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1910 Dabbs Avenue, Nashville, Tennessee 37217
(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 11th day of April 19 96

Hamilton Cartwright
By: Wallace Cartwright, Attorney-in-fact
Wallace Cartwright, Attorney-in-fact
Linda Susan Cartwright
By: Wallace Cartwright, Attorney-in-fact
Wallace Cartwright, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____ Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

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

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Wallace Cartwright as Attorney in Fact for Hamilton Cartwright and Linda Susan Cartwright, 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 and who further acknowledged the he/she is the Attorney in Fact of the make, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instument on behalf of the maker.

Witness my hand and official seal at Mt. Juliet, Tennessee, this the 11th day of April, 1996.

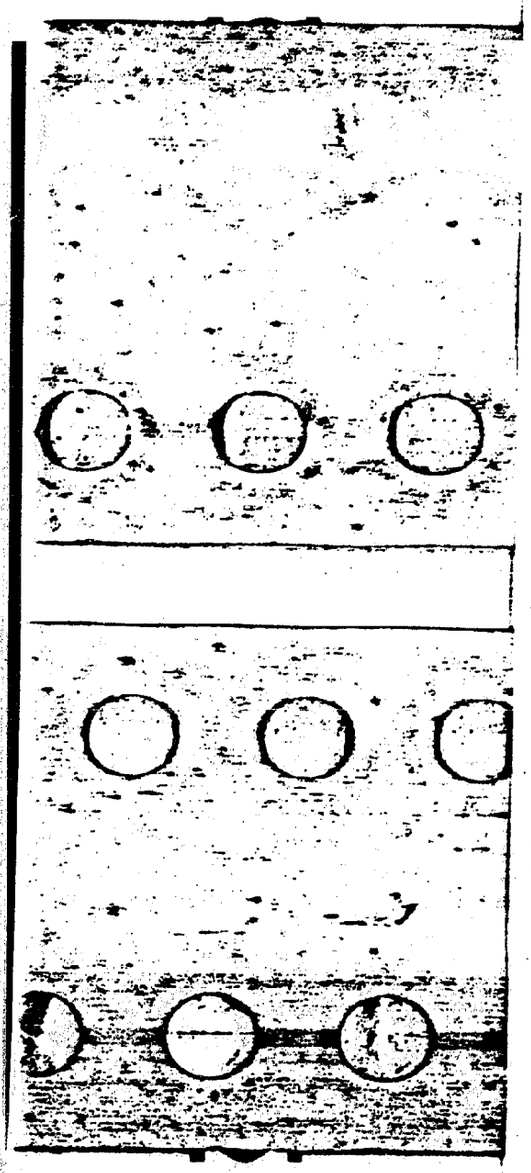
Louise N. Bynum

Notary Public
My Commission Expires: April 25, 1998

0171202
IDENTIF. ↑ REFERENCE

96 APR 15 AM 10:37
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0347 04/15 0101 03CHECK 256-90



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

RECEIVED OF _____

FOR _____

BOOK 10015 PG 216

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 67000.00
				CON TX 247.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 256.90
				CHECK 256.90
04/15/96	01			10:38 0001 0347

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0171202
IDENTIF. ↑ REFERENCE

96 APR 15 AM 10:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1028305