0171713

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road: P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

95 APR 16 AM 9:26

W & I Ref: (cmw) Title No: 37653
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Joseph W. Ramey Lee Ann Ramey 1130 Brookwood Lane Nashville, TN 37220	PNC Mortgage Corp. of America P. O. Box 8111 Vernon Hills, Illinois 60061

TAX MAP-PARCEL NUMBERS: 131-16-17 OH 10956

WARRANTY DEED

BOOK 10016 PG 352

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Linn Ward-Smith Hurt Stringfellow, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Joseph W. Ramey and spouse, Lee Ann Ramey,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 12, Block A on the Map of Gateway Acres of record in Plat Book 974, page 73, Register's Office for said County.

SAID Lot No. 12, Block A which is a corner lot, fronts 257.0 feet on the northerly margin of Brookwood Lane and fronts 259.5 feet on the westerly margin of Sewanee Road, said frontages being joined by a curve having a length of 33.9 feet and extends back 175.6 feet on the westerly line and 216.5 feet on the northerly line to a point of intersection.

BEING the same property conveyed to John R. Hurt and wife Linn W. Hurt by deed from James Michael Prochaska and wife, Patricia Ofson Prochaska, of record in Book 4989, page 520, said Register's Office. The said John R. Hurt and Linn W. Hurt have since divorced and by deed of record in Book 5242, page 259, Register's Office for said County, the said John Robert Hurt conveyed his interest in subject property to Linn W. Hurt. By Quitclaim Deed of record in Book 5251, page 648, said Register's Office, the said Linn W. Hurt conveyed her interest in subject property to Kenneth Ward Smith. By Quitclaim Deed of record in Book 5455, page 801, said Register's Office, the said Kenneth Ward Smith and wife, Mildred Harris Ward-Smith conveyed their interest in subject property to Linn Ward-Smith Hurt. The said Linn Ward-Smith Hurt is now known as Linn Ward-Smith Hurt Stingfellow.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property, known as: 1130 Brookwood Lane , Nashville, TN 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances,

estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 15th day of April, 1996.

Linn Ward-Smith Hurt Stringfellow

Linn Ward-Smith Hurt Stringfellow

BK/PG 10016PG353

State of Tennessee
County of Davidson

On this 15th day of April, 1996, before me the undersigned authority, personally appeared **Linn Ward-Smith Hurt Stringfellow**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 9-18-99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 215000.00

Joseph W. Ramey
Affiant

Sworn and subscribed before me on the 15th day of April, 1996.

My Commission Expires: 9-18-99

Notary Public

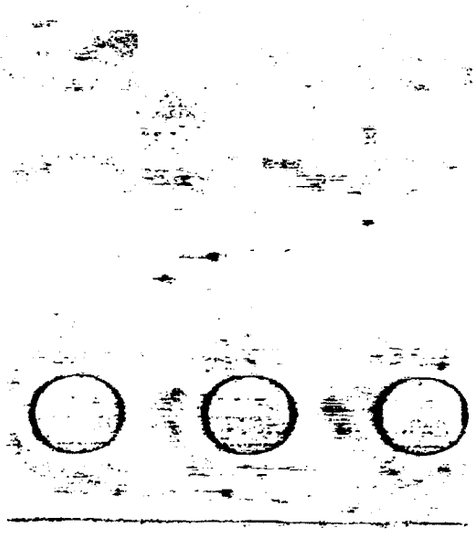
96047.50

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



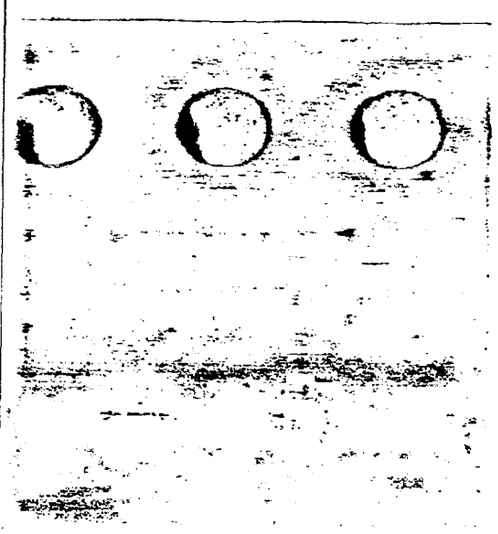
RECEIVED Of _____

FOR _____

BOOK 10016 PG 354

CO CONVEYANCE	CC CERTIFIED COPY	MISC MISCELLANEOUS
MC 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	
				215000.00
			CON TX	795.50
			PRFEE	1.00
			MTGFEE	8.00
			TOTAL	804.50
			CHECK	804.50
04/16/96	01		09:26 0001	0892



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0171713 IDENTIF. & REFERENCE

96 APR 16 AM 9:26

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 1028848