0174670

IDENTIFICATION REFERENCE

10025 pg 972

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED
424 CHURCH STREET, SUITE 1750
NASHVILLE, TN 37219

9 AM 8:33

FILE IN BOX #33B
MAP 83-6
PARCEL 267

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $75,500.00

Affiant

Subscribed and sworn to before me this the 24 day of April, 1996.

My Commission Expires: 7/24/99

Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:
KANDI H. REXROAD	SAME
(Name)	(Name)
LETICIA D. MCINTYRE	
(Street Address)	(Street Address)
115 CHAPEL AVENUE	
NASHVILLE, TN 37206	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **MICHAEL BOUSON and JOSEPH CORRELL, both unmarried,** hereinafter called the "Grantor(s)", have bargained and sold, and by these presents do transfer and convey unto **KANDI H. REXROAD and LETICIA D. MCINTYRE, as joint tenants with right of survivorship**, hereinafter called the "Grantee(s)", their 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. 30 and the northerly 10 feet of Lot No. 31, on the Plan of Olivia W. Sharpe's Addition to Nashville, of record in Book 332, page 117, in the Register's Office of Davidson County, Tennessee, being more particularly described as follows:

Beginning at the southwest corner of Chapel and Seymour Avenues; thence with the westerly margin of Chapel Avenue southwardly 65 feet; thence westwardly 164 feet, more or less, to the easterly margin of an alley; thence with said alley, northwardly 60-1/2 feet to the southerly margin of Seymour Avenue; thence with said avenue eastwardly 140 feet to the beginning.

Being the same property conveyed to Michael Bouson and Joseph Correll, by Deed from Charlie W. Freeman and wife, Mildred C. Freeman of record in Book 8387, page 11, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the

current year which have been prorated and assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee(s)", their heirs and assigns forever; and "Grantor(s)" do covenant with the said "Grantee(s)" that they 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 "Grantor(s)" do further covenant and bind themselves, their heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee(s)", their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantor(s)" has caused their names to be affixed hereto on this 24, day of April, 1996.

MICHAEL BOUSON

JOSEPH CORRELL

3898 04/25 0101 03CHECK 288.35

STATE OF TENNESSEE)
DAVIDSON COUNTY)

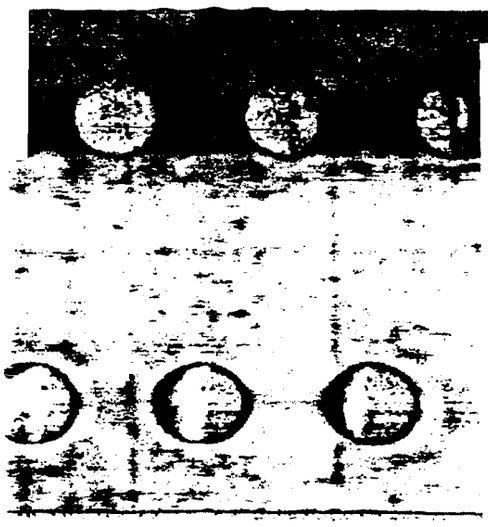
Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named MICHAEL BOUSON and JOSEPH CORRELL, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

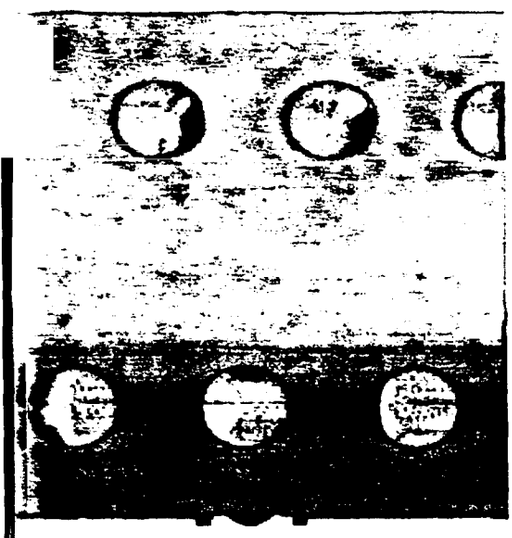
Witness my hand and official seal at Nashville, Tennessee, this 24 day of April, 1996.

My Commission Expires: 7/24/99

Notary Public

K&M.wd





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

RECEIVED OF _____

FOR _____

BOOK 10025 PG 974

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 75500.00
				CON TX 279.35
				PRFEE 1.00
				WDEED 8.00
				TOTAL 288.35
				CHECK 288.35
			04/25/96 01	08:35 0001 3898

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0174670
IDENTIF. # REFERENCE

95 APR 25 AM 8:34

REGISTER
DAVIDSON COUNTY, TN.

No. 1031963