B435

Box 40-A

This Instrument Prepared By:
Gibson & Gregory
Suite 600, 200 Fourth Avenue, North
Nashville Tennessee 37219

ADDRESS NEW OWNER:
Jerry D. Heath and wife,
Dorothy L. Heath
9136 Sawyer Brown Road
Nashville, Tennessee 37221

MORTGAGEE:
Regions Mortgage, Inc.
605 South Perry Street
Montgomery, Alabama 36104

SEND TAX BILL:
To Mortgagee

MAP AND PARCEL:
MAP 142-09-0-H
PARCEL 066-00-CO

RQ11W 10030PG395

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the herein named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, John Wayne Ross and wife, Melissa Ross ("Grantors"), have bargained and sold, and by these presents do hereby transfer and convey unto Jerry D. Heath and wife, Dorothy L. Heath ("Grantees"), their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Unit No. 9136, together with the Carport designated No. 9136-C, in River Plantation, Section IX, Phase II-B, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the plat of River Plantation, Section IX, Phase II-B, Condominium Apartments, recorded in Book 7900, page 365, et seq., Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 8061, page 341, and further described in annexation document of record in Book 8591, page 251, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section IX, Phase II-B Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 8061, pages 341-356, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. This conveyance is also subject to the Covenants, Conditions and Restrictions for the River Plantation Sections 8-11 Umbrella Association, Inc. of record in Book 7389, page 924, Register's Office for said County and annexation documents of record in Book 8494, page 628, Book 8591, page 251, Book 8666, page 319, said Register's Office.
>
> Being the same property conveyed to John Wayne Ross and wife, Melissa Ross by deed from Haury & Smith Contractors, Inc. of record in Book 8716, page 872, Register's Office for Davidson County, Tennessee.

This is improved property known as 9136 Sawyer Brown Road, Nashville, TN 37221.

This conveyance is made subject to real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations, restrictions and easements as may affect the premises.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantees, their heirs, successors and assigns, forever; and Grantors do covenant with Grantees that Grantors are lawfully seized and possessed of the Property in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantors do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to the Property to Grantees, their heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 25th day of April, 1996.

John Wayne Ross

Melissa Ross

BOOK 10030 PG 396

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named John Wayne Ross and wife, Melissa Ross, 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 25th day of April, 1996.

Elaine Phelps
NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $130,000.00.

AFFIANT

Subscribed and sworn to before me
this 25th day of April, 1996.

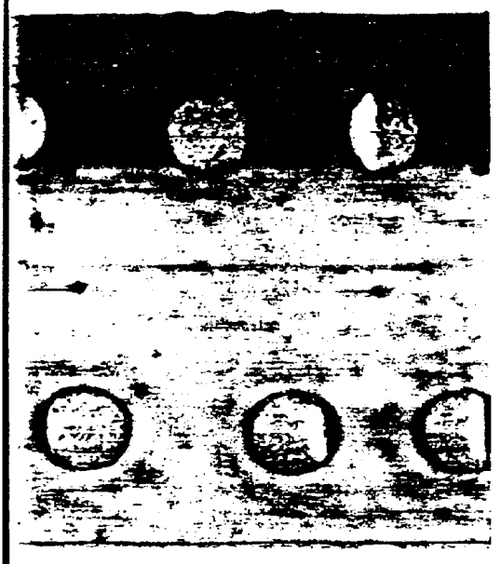
NOTARY PUBLIC

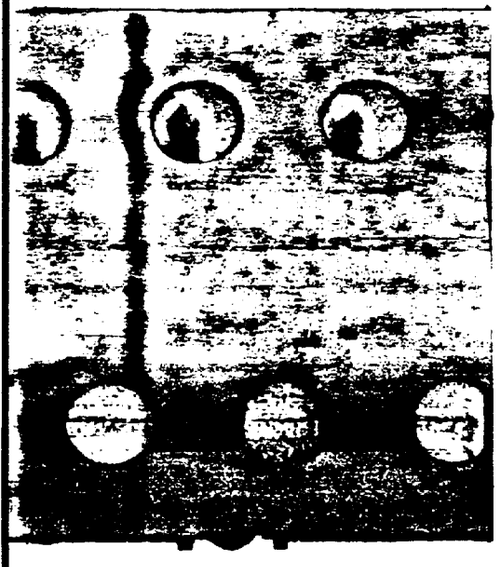
My Commission Expires: 03-22-97

96 APR 29 PM 3:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0176137
IDENTIF. ↑ REFERENCE

5529 04/29 0101 03CHECK 490.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 10030 PG 397

FOR _____

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
				130000.00
				CON TX 481.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 490.00
				CHECK 490.00
			04/29/96	01 14:48 0001 5529

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0176137 IDENTIF. # REFERENCE

96 APR 29 PM 2:46
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1033576