Mail Mail

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

BOOK 10035 PG 685

OUR FILE NUMBER: R-5169

MAP/GROUP/PARCEL
034-07-0-A/003.00 co

NEW OWNER'S NAME AND ADDRESS:
Ricky Lynn and Charlyn R. Christian
507 Spring Branch
Madison, Tennessee 37115

SEND TAX BILLS TO:
Great Western Mortgage Corporation
9451 Cordin Avenue
Northridge, CA 91324

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, Fred Allen Neal and wife, Carolyn Paulette Neal, hereinafter called Grantors, do hereby transfer and convey unto Ricky Lynn Christian and wife, Charlyn R. Christian, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee,

BEING Unit 3 on the Site Plan of Planned Unit Development, Phase I, Harbor Village of record in Book 6900, Page 37, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

BEING the same property conveyed to grantors herein by deed of record in Book 9012, Page 537, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

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

Fred Allen Neal

Carolyn Paulette Neal

96 MAY -2 AM 9:12
FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0177425
IDENTIF. & REFERENCE

BOOK 10035 PG 686

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Fred Allen Neal and wife, Carolyn Paulette Neal, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 25th day of April, 1996.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-3-98

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $119,000.00.

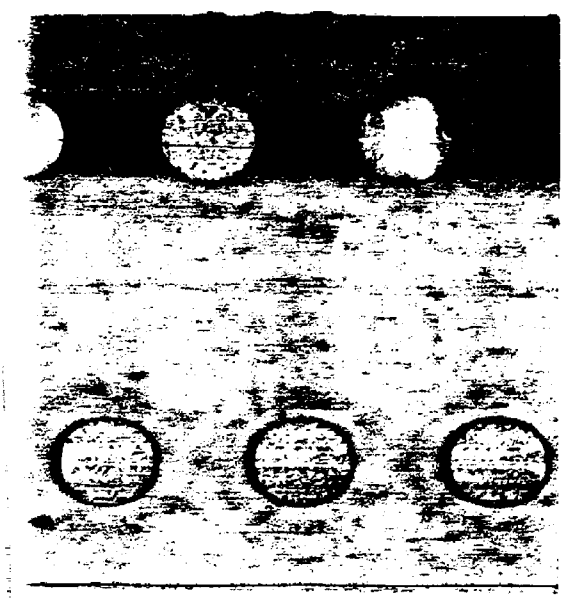
AFFIANT

Sworn to and subscribed before me, this the 25th day of April, 1996.

NOTARY PUBLIC

My Commission Expires:
2-3-98

5890 05/02 9101 03CHECK 449.30



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

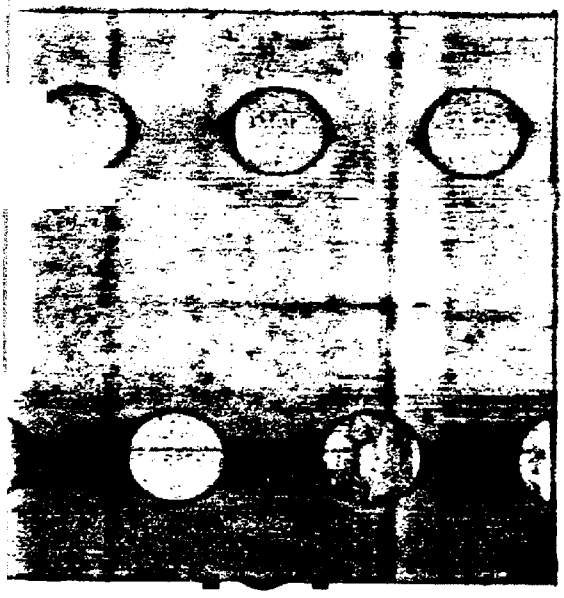
RECEIVED OF _____

FOR _____

BOOK 10035 PG 687

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 119000.00
CON TX 440.30
PRFEE 1.00
WDEED 8.00
TOTAL 449.30
CHECK 449.30

05/02/96 01 09:16 0001 6890

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0177425
IDENTIF. ↑ REFERENCE

96 MAY -2 AM 9:12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1034924