FILE BOX 45

WARRANTY DEED

BOOK 10043 PG 249

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 54,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
2nd DAY OF May 19 96

Notary Public

MY COMMISSION EXPIRES: 5/24/97
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE — PATRICIA A. NICHOLS — DAVIDSON CO., TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Deborah L. Johnson (NAME)	United Carolina Bank (NAME)	MAP 58-11
522 Phipps Drive (ADDRESS)	P.O. Box 3347 (ADDRESS)	PARCEL 225
Nashville, TN 37218 (CITY) (STATE) (ZIP)	Wilmington, NC 28106 (CITY) (STATE) (ZIP)	

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, Lorna Campbell, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Deborah L. Johnson, 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. 128-B, on the plan of Zone Lot Division, Lots Nos. 128, 129 and 130, Royal Hills, Section I, of record in Plat Book 4675, Page 73, as amended in Plat Book 6900, Page 1, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Lorna Campbell by deed from William Thomas and wife, Gayla Thomas, of record in Book 8595, Page 899, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by William A. Thomas and wife, Gayla R. Thomas, to Phillip Stephen Freeman, Trustee, for Century Mortgage Corporation, dated December 20, 1989, and filed for record in Book 7999, Page 758, Register's Office for said County, with an unpaid principal amount of approximately $ 33,373.36, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

7225 05/07 0101 03CHECK 210.65

This is improved (X) unimproved ( ) property, known as 522 Phipps Drive, Nashville, TN 37218
(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 my hand this 2nd day of May, 19 96

Lorna Campbell

PAGE 10043 PG 250

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lorna Campbell, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2nd day of May 1996.

Commission expires 5/31/97

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

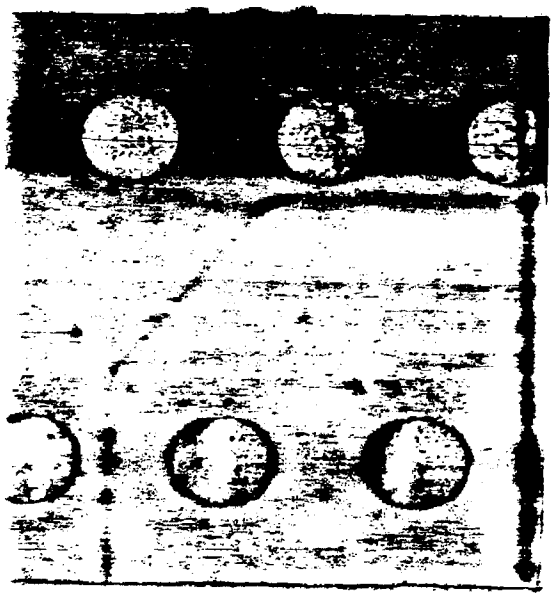
PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE TENNESSEE

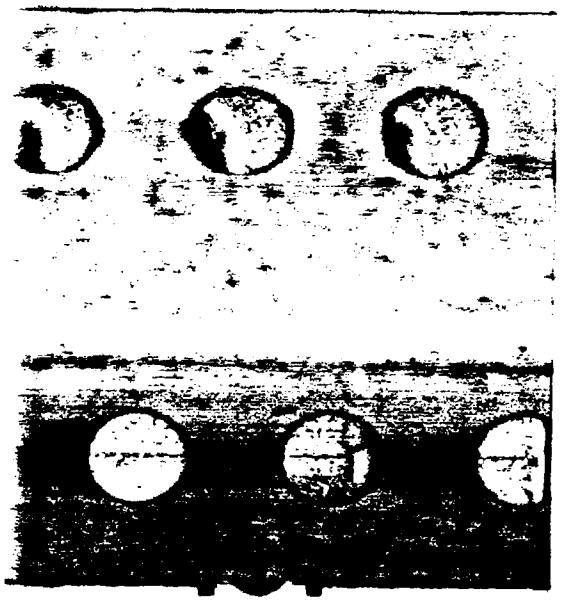
0179613

IDENTIF. ↑ REFERENCE

96 MAY -7 PM 1:57

FELIX Z. ALEXANDER REGISTER
DAVIDSON COUNTY, TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

Book 10043 PG 251

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 54500.00
CON TX 201.65
PRFEE 1.00
WDEED 8.00
TOTAL 210.65
CHECK 210.65

05/07/96 01 13:59 0001 9225

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0179613
IDENTIF. ↑ REFERENCE

96 MAY -7 PM 1:57

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1037230