Box 24

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

ADDRESS NEW OWNER:
Pamela R. Samms
105 Aloha Court
Hermitage, TN 37076

SEND TAX BILL:
To Mortgagee

BOOK 10048 PG 788

MORTGAGEE:
NationsBanc Mortgage Corporation
2059 Northlake Parkway
Tucker, GA 30084

MAP AND PARCEL:
MAP 86-1
PARCEL 57
4D32520

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Jon Clouse and wife, Harriett C. VanPelt, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Pamela R. Samms, a married person, 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 12, Addition to Section Four Hermitage Hills, as recorded in Book 3842, Page 128, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Jon Clouse and Harriett C. VanPelt, husband and wife, by deed from Mary L. Warren and husband, Calvin C. Vilines of record in Book 8756, Page 611, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to public utility and drainage easement and minimum building setback line of record in Book 3842, Page 128, said Register's Office.

This is improved property known as 105 Aloha Court, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Pamela R. Samms and husband,, their heirs and assigns, forever; and we, Jon Clouse and wife, Harriett C. VanPelt 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 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 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 10th day of May, 1996.

Jon Clouse

Harriett C. VanPelt

0181295
IDENTIF. ← REFERENCE

96 MAY 14 AM 8:30
ELIZA ... REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 10048 PG 789

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jon Clouse and wife, Harriett C. VanPelt 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 10th day of May, 1996.

NOTARY PUBLIC

My Commission Expires: 11/3/96

STATE OF TENNESSEE)
COUNTY OF Davidson)

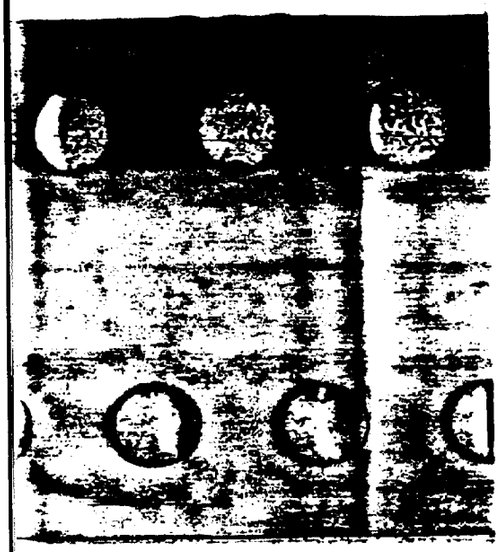
The actual value or consideration, whichever is greater, for this transfer is $ 101,000.00.

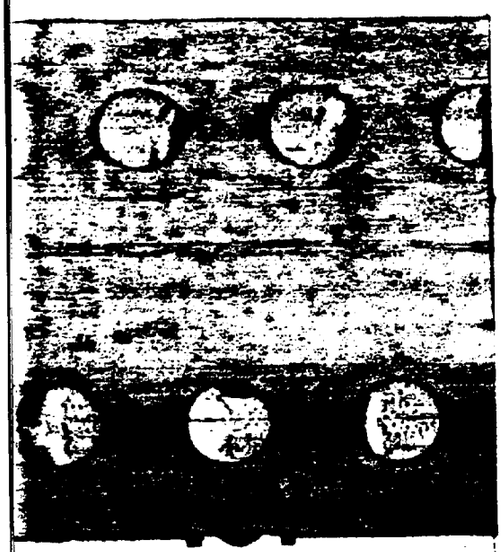
Pamela R. Sammons
AFFIANT

Subscribed and sworn to before me this 10th day of May, 1996.

NOTARY PUBLIC
My Commission Expires: 11/3/96

1133 05/14 0101 03CHECK 382.70





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

RECEIVED OF _____

FOR _____

BOOK 10048 PG 790

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 101000.00
				CON TX 373.70
				PRFEE 1.00
				WDEED 8.00
				TOTAL 382.70
				CHECK 382.70
05/14/96	01		08:33 0001 1133	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0181295
IDENTIF. ↑ REFERENCE

96 MAY 14 AM 8:30

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1039108