Lot 48

BOOK 10051 PG 837

This Instrument Prepared By:
Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 37201

NEW OWNER(S) ADDRESS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Thomas J. O'Brien, IV, et ux	First American National Bank	Map 160-8
5420 Heather Lane	First American Center	Parcel 107
Brentwood, TN 37027	Nashville, TN 37237	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, we

WILLIAM F. SOMERS AND WIFE, CAROL L. SOMERS

have bargained and sold and by these presents do hereby transfer and convey unto the said

THOMAS J. O'BRIEN, IV AND WIFE, ELAINE W. OBRIEN

GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 10 on the plan of Epworth Subdivision, of record in Book 5200, page 745, Register's Office for Davidson County, to which plan reference is hereby made for a more complete legal description thereof.

BEING the same property conveyed to William F. Somers and wife, Carol L. Somers by deed from James C. Cheek of record in Book 7116, page 158, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE SUBJECT TO:

1. 1996 taxes;

2. Restrictive Covenants contained in instrument of record in Book 6269, page 495, Register's Office for Davidson County, Tennessee;

3. Plan of record in Book 5200, page 745, said Register's Office.

This is improved property known as 5420 Heather Lane, Nashville, Davidson County, Tennessee.

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, except as above set forth. 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, except as set forth above.

Whenever 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 our hands this 15th day of May, 1996.

William F. Somers
WILLIAM F. SOMERS

Carol L. Somers
CAROL L. SOMERS

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 10051 PG 838

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared WILLIAM F. SOMERS AND WIFE, CAROL L. SOMERS, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, the within named bargainors, and, who, upon oath, acknowledged that they executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 15th, day of May, 1996.

NOTARY PUBLIC

My commission expires: 7-27-96.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $337,000.00.

Sworn to and subscribed before me this 15th day of May, 1996.

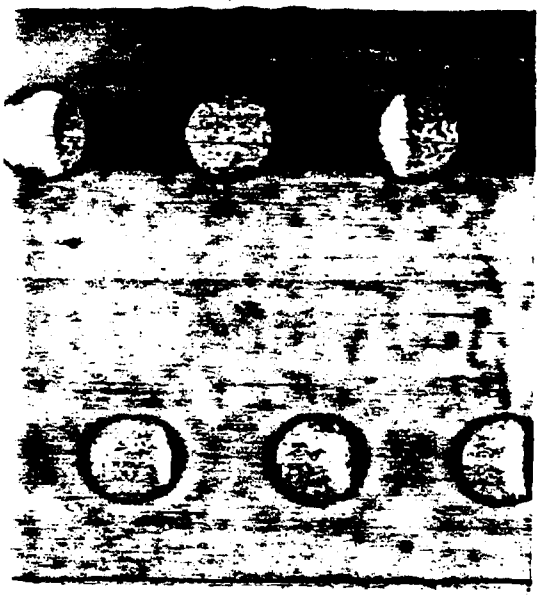
NOTARY PUBLIC

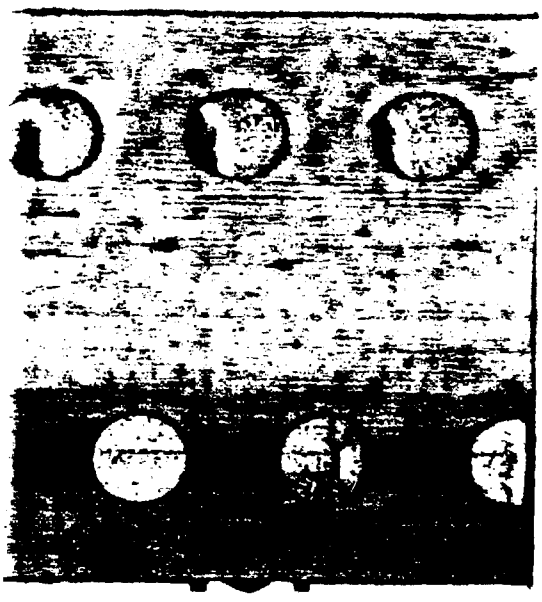
My commission expires: 7-27-96.

0182345
IDENTIF. ↑ REFERENCE

96 MAY 16 PM 2:03

2285 05/16 2101 03CHECK 1255.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10051 PG 839

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
337000.00
CON TX 1246.90
PRFEE 1.00
WDEED 8.00
TOTAL 1255.90
CHECK 1255.90

05/16/96 01 14:05 0001 2285

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0182345
IDENTIF. ↑ REFERENCE

96 MAY 16 PM 2:03

REGISTER
DAVIDSON COUNTY, TN.

No. 1040248