BOOK 10054 PG 693

BOX 2

SUSAN B. NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires Sept. 18, 1999

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 200,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May 19 96

Susan B. Nichols
Notary Public

MY COMMISSION EXPIRES: Sept. 18, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Curtis Cole	Southeastern Mortgage of Tennessee, Inc	144-19
(NAME)	(NAME)	
2156 Timberwood Drive	565 Marriott Drive	49
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Nashville, Tennessee 37209	FH 04395
(CITY) (STATE) (ZIP)	(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, Steven Ira Benn and wife, Jo Ellen Benn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Curtis Cole and wife, Valerie W. Cole

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:

Land in Davidson County, Tennessee, being Lot No. 67 on the Plan of Chickering Valley of record in Book 2331, pages 121, 122, and 123, Register's Office for said County.

Said Lot No. 67 fronts 196.0 feet on the northerly margin of Timberwood Drive and extends back 300.0 feet on the easterly line and 206.3 feet on the westerly line to a dead line in the rear, measuring 160.0 feet thereon.

Being the same property conveyed to Steven Ira Benn and wife, Jo Ellen Benn by deed from Robert W. Beard and wife, Patricia R. Beard of record in Book 7841, page 483, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 2542, page 25, said Register's Office.

This conveyance is subject to any and all existing easements of record.

0183244

IDENTIF. ↑ REFERENCE

3247 05/20 01:01 03CHECK 749.00

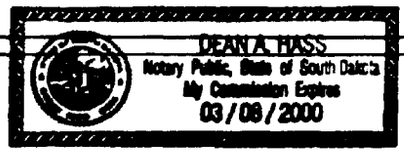
unimproved ( )
This is improved (XX) property, known as 2156 Timberwood Drive, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hand S this 14th day of May 19 96

Steven Ira Benn

Jo Ellen Benn



STATE OF ~~TENNESSEE~~ South Dakota
COUNTY OF ~~DAVIDSON~~ Pennington

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steven Ira Benn and wife, Jo Ellen Benn

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Brentwood~~ Rapid City, ~~Tennessee~~ S.D., this _____ day of _____ 19____.

Commission expires ~~July 27, 1996~~ 3/8/2000

Dean A Hass
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 _____.

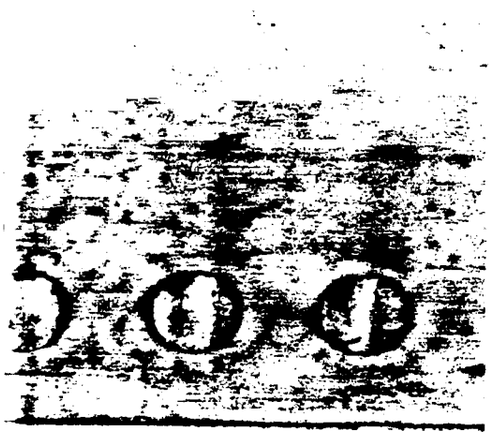
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

BOOK 10054 PG 694

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



RECEIVED OF _____

FOR _____

BOOK 10054 PG 695

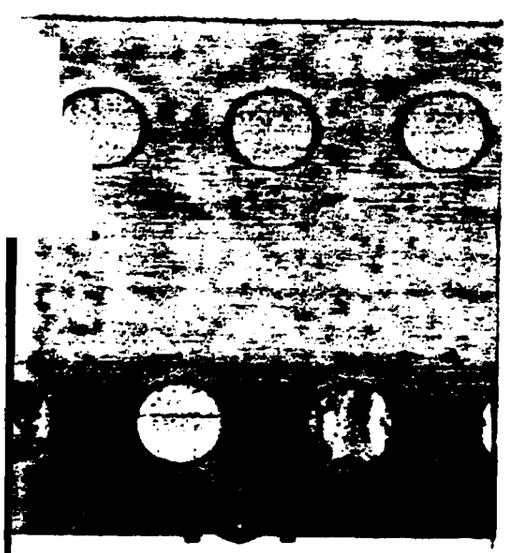
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
200000.00
CON TX 740.00
PRFEE 1.00
WDEED 8.00
TOTAL 749.00
CHECK 749.00

05/20/96 01 10:43 0001 3247

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0183244
IDENTIF. ↑ REFERENCE

96 MAY 20 AM 10:40
REGISTER
DAVIDSON COUNTY, TN.

No. 1041193