WARRANTY DEED

BOOK 10060 PG 526

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 41,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
23rd DAY OF May 19 96

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CARLOS COCKRILL (NAME)	COLUMBIA NATIONAL, INCORPORATED (NAME)	71-12-227
716 ONEIDA AVENUE (ADDRESS)	P. O. BOX 3050 (ADDRESS)	12DA-45805
NASHVILLE, TN 37207 (CITY) (STATE) (ZIP)	COLUMBIA, MD 21045-6050 (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, BETTY JEAN ADAIR RICHARDSON AND HUSBAND, CHARLES WILLIAM RICHARDSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CARLOS COCKRILL AND ANGELA COCKRILL, HUSBAND AND WIFE

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. 154, on the Plan of VICTORY HEIGHTS SUBDIVISION, of record in Book 1130, page 97, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to ETHEL ADAIR, by deed from Harvey Carney, of record in Book 2200, page 85, Register's Office for DAVIDSON County, Tennessee. The said Ethel Adair has since died testate; and by Will of record in Will Book 77, page 482, Probate Office for DAVIDSON County, Tennessee, subject property was devised to BETTY JEAN ADAIR RICHARDSON.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

CHARLES WILLIAM RICHARDSON, husband of BETTY JEAN ADAIR RICHARDSON, of joins in to convey any interest he may have by reason of his marital status in subject property.

SOURCE OF DESCRIPTION: Survey dated May 21, 1996, made by:
JOHN B. KOHL, III, License No. 100

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 716 ONEIDA AVENUE, NASHVILLE, TN 37207
(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 23rd day of May 19 96

Betty Jean Adair Richardson
BETTY JEAN ADAIR RICHARDSON

Charles William Richardson
CHARLES WILLIAM RICHARDSON

BOOK 10060 PG 527

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 BETTY JEAN ADAIR RICHARDSON AND HUSBAND, CHARLES WILLIAM RICHARDSON

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 NASHVILLE, Tennessee, this 23rd day of May 19 96

Commission expires July 26, 1997

I. DYKE TATUM 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

*** CONTINUATION

400 SEVENTH AVENUE, SOUTH
NASHVILLE, TN 37203

0185002

IDENTIF. → REFERENCE

96 MAY 24 AM 11:05

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5160 05/24 0101 03CHECK 163.66



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

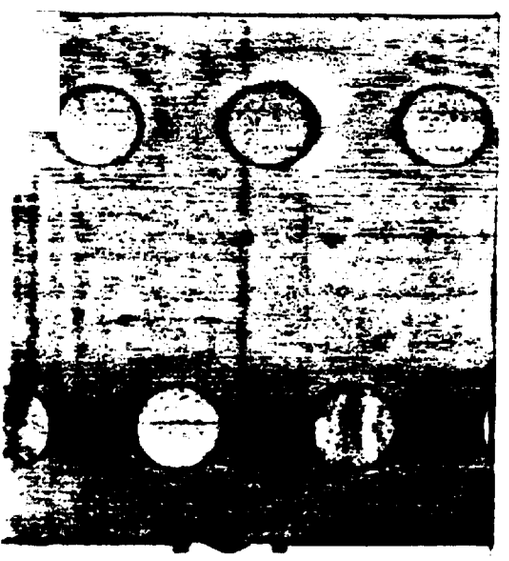
RECEIVED OF _____

FOR _____

BOOK 10060 PG 528

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 41800.00
CON TX 154.66
PRFEE 1.00
MDEED 8.00
TOTAL 163.66
CHECK 163.66

05/24/96 01 11:10 0001 5160

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0185002
IDENTIF. ↑ REFERENCE

96 MAY 24 AM 11:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1043084