BOOK 10061 PG 808

30

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value whichever is greater, for this transfer is $ 69,650.00
Subscribed and sworn to before me, this the 20 day of May 1996

Affiant Cola W. Owen
Kristi L. Owen

Notary Public

My commission expires: My Commission Expires November 2[illegible]

NOTARY PUBLIC

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #6G19943
Suite 110, 2000 Richard Jones Rd., Nashville, TN 37215

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Cola W. Owen	FIRST TRUST MORTGAGE COMPANY
908 Rachel Place	6525 Quail Hollow
STREET ADDRESS	STREET ADDRESS
Hermitage, TN 37076	Memphis, TN 38120
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 75-11-251	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Bianca Elizabeth Basch , married

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Cola W. Owen, Unmarried and Kristi L. Owen, Unmarried

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 76B on the Plan of Zone Lot Division Lots 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 64, 65, 67, 68, 69, 71, 72, 73, 75, 76, 77, 79, Rachel's Square, Section Two, of record in Book 5200 at page 623 thru 625 as amended in Book 6250, pages 538 thru 543, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Bianca Elizabeth Basch by Quitclaim Deed of record in Book 8147 page 413, Register's office for said County.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record and all matters appearing on the recorded plat referenced above.

George M. Basch, husband of Bianca Elizabeth Basch, joins in the execution for the purpose of relinquishing all his marital rights.

THIS IS IMPROVED PROPERTY KNOWN AS 908 Rachel Place, Hermitage, TN 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 20 day of May ,1996

Bianca Elizabeth Basch

George M. Basch

-1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Davidson

On this 20 day of May , 1996 , before me personally appeared Bianca Elizabeth Basch and husband, George M. Basch to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

BRENT A. CAMPBELL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires November 22, 1997

Notary Public

State of Tennessee
County of

On this 20 day of May 20, , 1996 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

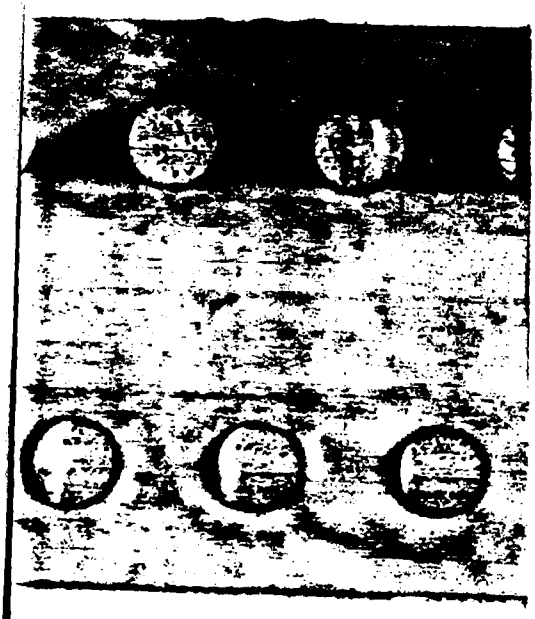
Notary Public

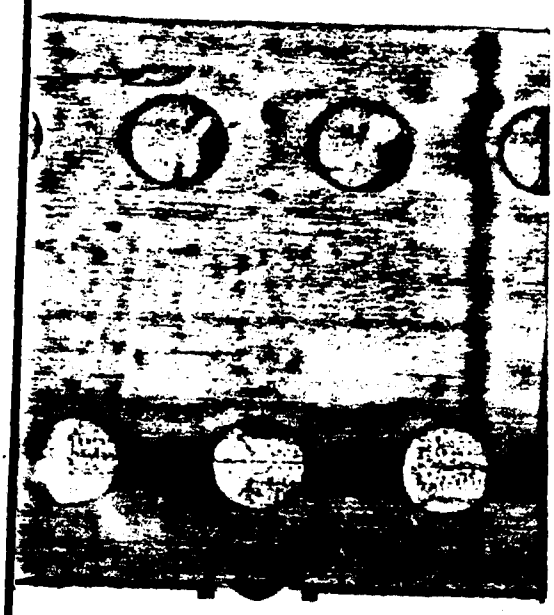
WARRANTY DEED

0185435
IDENTIF. ↑ REFERENCE

96 MAY 28 AM 9:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5623 05/28 0101 03CHECK 266-71





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

RECEIVED OF _____

FOR _____

BOOK 10061 PG 810

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	69650.00
CON TX	257.71
PRFEE	1.00
MDEED	8.00
TOTAL	266.71
CHECK	266.71

05/28/96 01 09:30 0001 5623

0185435 IDENTIF. ↑ REFERENCE

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96 MAY 28 AM 9:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1043543