This instrument prepared by:
Dennis Clifton Wright, Attorney
632 West Old Hickory Boulevard
Madison, Tennessee 37115-3514

BOOK 10069 PG 358

MAIL ENV.

96 JUN -3 AM 8:37

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

U187682

IDENTIFICATION REFERENCE

WARRANTY DEED

Address new owner as:
Alvin C. Williams
1511 Hudson Road
Madison, Tennessee 37115

Send tax bills to:
Same

Map-Parcel
63-010
Part 18.00

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Ricky H. Williams and Opal M. Williams, both unmarried, (the "Grantors") have this day bargained and sold, and do hereby transfer and convey to Alvin C. Williams, unmarried, (the "Grantee"), his heirs and assigns, certain real estate in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being part of a tract No. 7 on the map of Nawakwa Hills Annex, being a subdivision of Kennedy and Graves Baine Tract, as of record in Book 843, page 64, Register's Office for said County, described as follows:

Beginning at a point in the center of Hudson Lane, said point being the southwest corner of tract No. 7 on said map; thence North 19° West 25 feet to an iron pin in the northerly margin of Hudson Lane; thence continuing north 19° west 281 feet to a point, the northeast corner of the Neely'School Lot; thence south 81° 56' 53" west 10 feet, more or less, to an iron rod; thence north 14° 56' 48" west 104.69 feet to an iron rod; thence north 71° 20' 50" east 108.87 feet to a fence post, the northwest corner of the property conveyed to William C. Brown and wife, by deed from Grover T. Cammuse and wife, of record in Book 1515, page 166, said Register's Office; thence south 15° 18' 19" east 403.69 feet to an iron rod in the northerly margin of Hudson Road; thence with the northerly margin of said Hudson Road south 80° 40' 11" west 101.71 feet, more or less, to the point of beginning.

Being part of the property conveyed to Ricky H. Williams, and Opal M. Williams, both unmarried by deed from Calvin Arthur Cammuse, et. al., of record in book 9575, Page 38, Said Register's Office.

This is improved property known as 1511 Hudson Road, Madison, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

And we, the Grantors, do covenant with said Grantee that we are lawfully seized and possessed of said land in fee simple; that we have a good right to convey it, and that the same is unencumbered, except as above stated and real property taxes for the year 1996, which have been prorated and assumed by the Grantee.

3020 06/03 0101 03CHECK 225.01

And we, the Grantors, further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

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WITNESS our hands this 3 day of May, 1996.

Ricky H. Williams
RICKY H. WILLIAMS

Opal M. Williams
OPAL M. WILLIAMS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ricky H. Williams and Opal M. Williams, the within named 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 instrument for the purposes therein contained.

Witness my hand, at office, this 3RD day of May, 1996.

Dennis R Spain
NOTARY PUBLIC

DENNIS R. SPAIN
Notary Public, Williamson Co., TN
My Comm. Expires Sept. 6, 1999

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

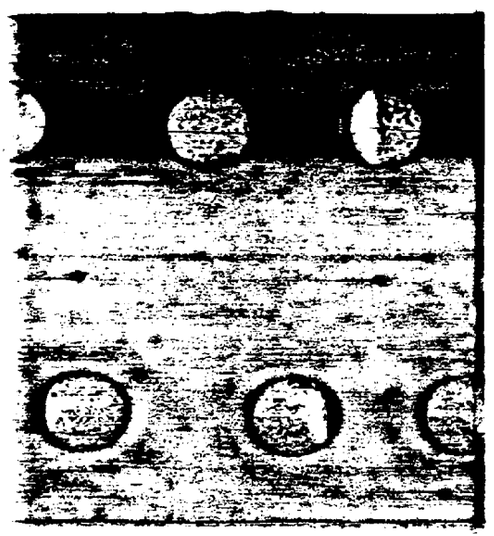
The actual consideration or value whichever is greater, for this transfer is ~~C.~~ $58,380.72

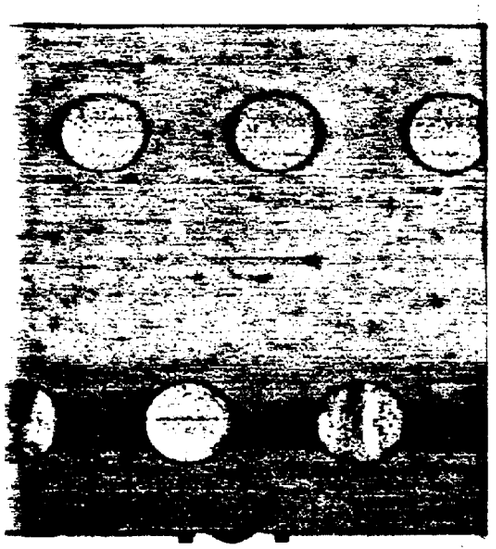
Ricky H. Williams
AFFIANT

Subscribed and sworn to before me, this 3RD day of May, 1996.

Dennis R Spain
NOTARY PUBLIC

DENNIS R. SPAIN
Notary Public, Williamson Co., TN
My Comm. Expires Sept. 6, 1999





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

RECEIVED OF _____

FOR _____

BOOK 10069 PG 360

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 58380.72
CON TX 216.01
PRFEE 1.00
WDEED 8.00
TOTAL 225.01
CHECK 225.01

06/03/96 01 08:41 0001 8020

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0187682
IDENTIF. ↑ REFERENCE

96 JUN -3 AM 8:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1045911