This instrument prepared by:
SUPERIOR TITLE & Escrow Services, Inc.
831 Wren Road
Goodlettsville, TN 37072
(615) 859-8450

BOOK 10075 PG 633

File #: 96-1909

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,

Robert A. Rogan and Norma Flournoy

hereinafter called GRANTOR(S), have bargained and sold, and by these presents do hereby transfer and convey unto Aaron Chamberlain and Yvonne Chamberlain, husband and wife

hereinafter called GRANTEE(S), their Heirs and Assigns, a certain tract or parcel of land, together will all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot No. 15 in Paul's Elysian Grove Plan as of record in Plan Book 1, page 134, Chancery Court at Nashville.

Said Lot No. 15 fronts 40 feet on the westerly side of 2nd Avenue South, formerly Market Street and runs back between parallel lines 135 feet, more or less to an alley.

0189298
IDENTIF. ✦ REFERENCE

96 JUN -5 PM 12:39
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

BEING the same property conveyed to GRANTOR(S) by deed recorded in Book 7251 at page 263, Register's Office for said County, Tennessee.

PROPERTY ADDRESS: 1043 2nd Avenue South, Nashville, TN 37210

TO HAVE AND TO HOLD the aforesaid real estate, together will all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said GRANTEE(S), their heirs and assigns, in fee simple forever.

SAID CONVEYANCE IS MADE SUBJECT to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show. Also subject to taxes for the year 1996 and subsequent years.

THE SAID GRANTOR(S) does/do hereby covenant with the said GRANTEE(S) that he/she/they is\are lawfully seized in fee simple of the aforedescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the title and quiet possession thereto he/she/they will warrant and defend against lawful claims of all persons, claiming same by, through or under him/her/them no further or otherwise.

IN WITNESS THEREOF, the undersigned have set his/her/their hand and sell on this 31st day of May, 1996.

Robert A. Rogan

Robert A. Rogan

Norma Flournoy

Norma Flournoy

State of Tennessee
County of Davidson

On this 31st day of May, 19 96, before me, a Notary Public in and for said State and County, personally appeared Robert A. Rogan and Norma Flournoy with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained as his/her/their free act and deed.

Witness my hand and official seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of _____

BOOK 10075 PG 634

On this _____ day of _____, 19 ____, before me, a Notary Public in and for said State and County, personally appeared _____ with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they is the _____ of _____, a the within named bargainor, a corporation/partnership/joint venture and as such _____, executed the foregoing instrument for the purposes therein contained on behalf of said bargainor.

Witness my hand and officious seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 31,500.00.

Subscribed and sworn to before me, this the 31st day of May, 1996

AFFIANT

My Commission Expires:
January 26, 1997

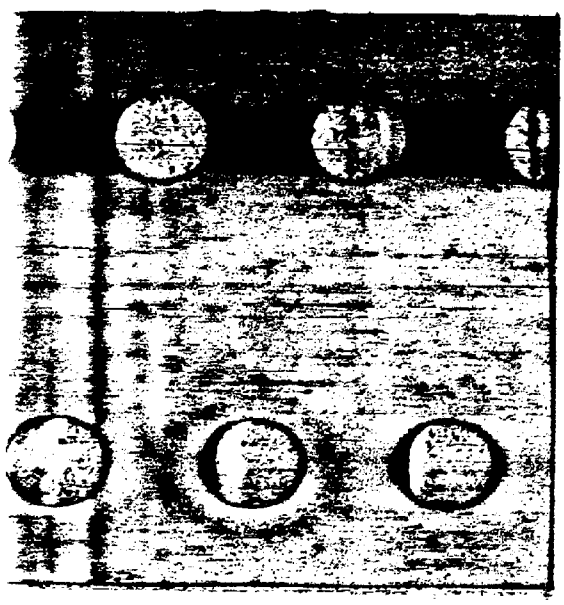
Kenneth C. Kant Notary Public

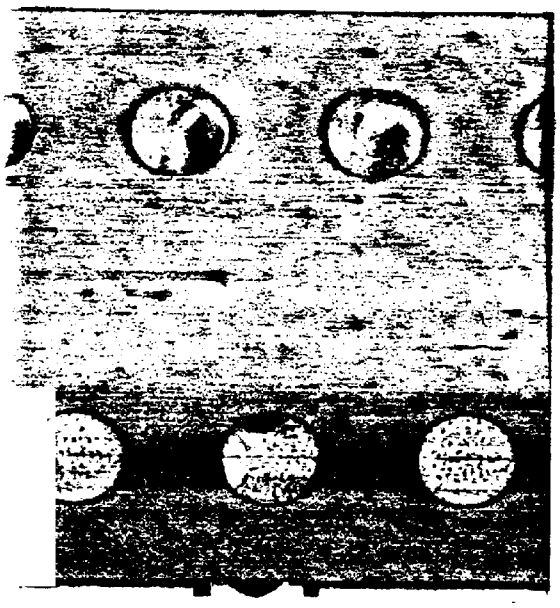
MAP AND PARCEL #: 093-15-0 298.00

ADDRESS OF NEW OWNER:	*SEND TAX BILLS TO:*
Aaron Chamberlain	Aaron Chamberlain
1043 2nd Avenue South	213 Weatherby Drive
Nashville, TN 37210	Goodlettsville TN 37072

SUPERIOR TITLE & Escrow Services, Inc.
831 Wren Road, Goodlettsville, TN 37072

9769 06/05 01:01 03CHECK 125.55





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

RECEIVED OF _____

FOR _____

BOOK 10075 PG 635

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	31500.00
CON TX	116.55
PRFEE	1.00
WDEED	8.00
TOTAL	125.55
CHECK	125.55

06/05/96 01 12:41 0001 9769

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0189298
IDENTIF. ↑ REFERENCE

96 JUN -5 PM 12:39
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1047632