WARRANTY DEED

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY CONVEYED HEREIN.

STATE OF TENNESSEE
COUNTY OF Davidson 10083 940
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 100.00

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31st DAY OF May 19 96

NOTARY PUBLIC AT LARGE
Notary Public
DAVIDSON COUNTY

MY COMMISSION EXPIRES: ~~October 9, 1998~~ My Commission Expires 5-25-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS.	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark Wayne Vangilder	First Trust Mortgage Company	142-2
(NAME)	(NAME)	
206 Carriage Drive	6525 Quail Hollow Suite 300	154
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Memphis, Tennessee 38120	09D-05357
(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 Michael Wayne Martin and wife, Dawn Marie Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark Wayne Vangilder and wife, Grace Anne Vangilder

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. 166 on the Plan of Cross Timbers Section 4 of record in Plat Book 4175, Page 54, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Michael Wayne Martin and wife, Dawn Marie Martin by deed of record in Book 9354, Page 358, Register's Office for Davidson County, Tennessee.

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

0191814
IDENTIF. # REFERENCE

96 JUN 12 A 10:17
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

This is improved (XX) unimproved ( ) property, known as 206 Carriage Drive, Nashville, TN 37221
(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 hands this 31st day of May 1996

Michael Wayne Martin

Dawn Marie Martin

Michael Wayne Martin Dawn Marie Martin

DCTN01WC

BK/10053 PG 941

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 Michael Wayne Martin and wife, Dawn Marie Martin

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 office in Antioch, Tennessee, this 31st day of May, 1996.

Commission expires ~~October 9, 1999~~ 5/23/98

POSTON WILKINSON NOTARY PUBLIC AT LARGE

Notary Public

My Commission Expires 5-23-98

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_____ .

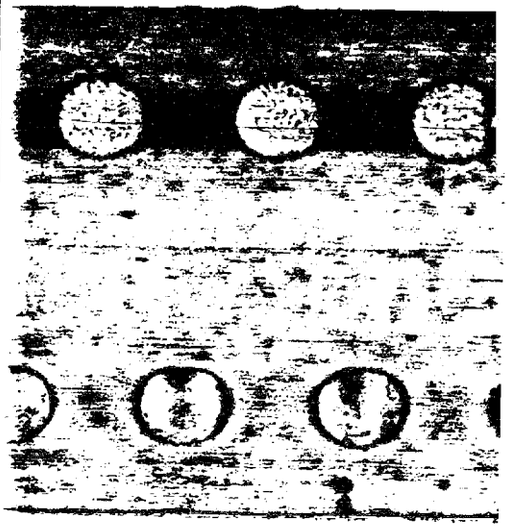
My commission expires _____

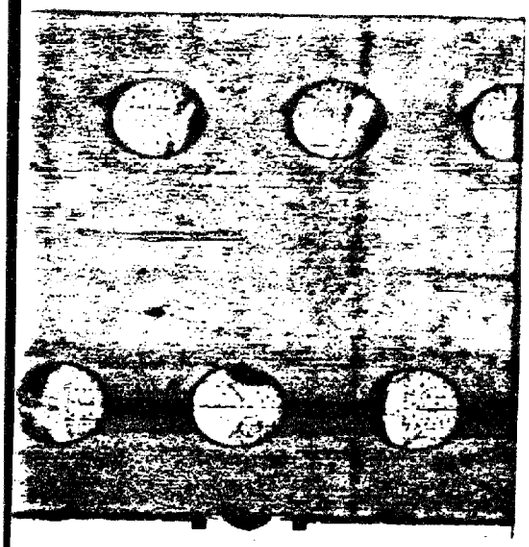
_____
Notary Public

2477 06/12 0101 03CHECK

445.23

DCTN01WC





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

RECEIVED OF _____

FOR _____

BOOK 10083 PG 942

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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	117900.00
CON TX	436.23
PRFEE	1.00
WDEED	8.00
TOTAL	445.23
CHECK	445.23

06/12/96 01 10:21 0001 2477

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0191814
IDENTIF. ✦ REFERENCE

96 JUN 12 AM 10:17
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1050309