BOOK 10086 PG 894

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 368,500.00

Patsy R. Bovee
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF June, 19 96

Notary Public
My Commission Expires MAY 23, 1998

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title Company, 109 Holiday Ct., Suite C-5, Franklin, Tn 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard W. Bovee (NAME)	Alliance Mortgage Company (NAME)	141-12-0-C
7112 River Bend Rd. (ADDRESS)	4500 Salisbury Road (ADDRESS)	011.00 CO
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	Jacksonville, FL 32216 (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, Lisa Hahn Wright and husband, Mark Andrew Wright

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard W. Bovee and wife, Patsy R. Bovee

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:

Being Lot No. 11 on the Plan of River Bend of record in Book 6900, at Pages 504 and 505, corrected in Book 7465, Page 833 in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description thereof.

Being the same property conveyed to Lisa A. Hahn and John M. Hahn, Sr. as joint tenants with the right of survivorship by Deed from Laurel Street Construction, Inc., of record in Book 7969, Page 747, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Lisa A. Hahn Wright in Book 8725, Page 405, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Lisa Hahn Wright and husband, Mark Andrew Wright by Quitclaim Deed from Lisa Hahn Wright of record in Book 9523, Page 490, Register's Office for Davidson County, Tennessee, dated 11/15/94.

This conveyance made subject to:

Davidson County taxes for the year 1996 are a lien but not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTORS paying their prorata share thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable.

CONTINUED

unimproved ( )
This is improved (X) property, known as 7112 River Bend Rd., Nashville, Tennessee 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 hand s this 10th day of June 19 96

Lisa Hahn Wright
Lisa Hahn Wright

Mark Andrew Wright
Mark Andrew Wright

FELIX Z. DAVIDSON COUNTY, TN. REGISTER
96 JUN 14 PM 1:25
IDENTIFICATION REFERENCE
0192708

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 Lisa Hahn Wright and husband, Mark Andrew Wright

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 _____, Tennessee, this 10th day of June 19 96

Commission expires My Commission Expires MAY 23, 1998

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

3486 06/14 0101 03CHECK 632.45

LEGAL DESCRIPTION CONTINUATION

The Plan of record in Book 6900, Pages 504 & 505, and amended in Book 7465, Page 833, said Register's Office.

Charter & Articles of Incorporation of Riverbend Homeowners Association, Inc., in Book 7347, Page 636, said Register's Office.

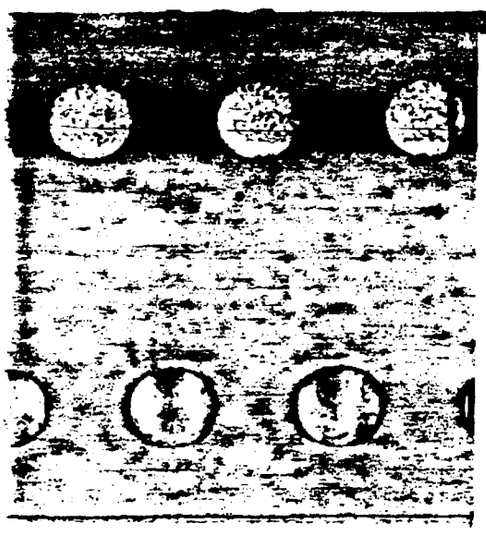
Declaration of Covenants, Conditions, and Restrictions of record in Book 7112, Page 481, as amended in Book 7308, Page 805, amended in Book 7308, Page 808, and amended in Book 7336, Page 15, and amended in Book 7549, Page 893, said Register's Office.

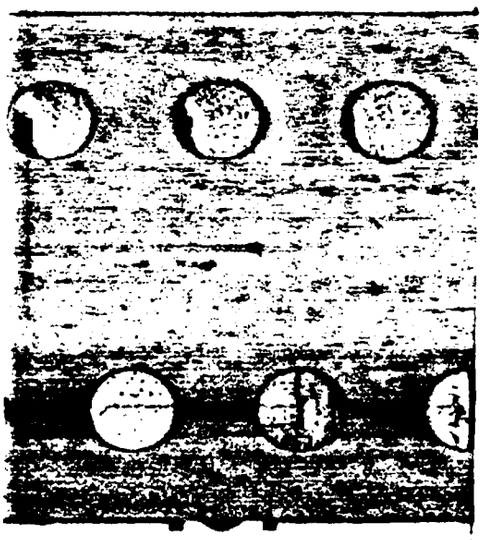
By-Laws of record in Book 7347, Page 643, said Register's Office.

Deeds of Coveyance to Metropolitan Government of Nashville and Davidson county for water & sewer purposes of record in Book 7097, Page 140, Book 7097, Page 149, Book 7593, Page 523, and Book 7593, Page 565, said Register's Office.

Assignment of Agreements in Book 7097, Page 135, and Book 7097, Page 144, said Register's Office.

Agreement for Dedication of Easement and/or Sanitary Sewer of record in Book 6621, Page 303, said Register's Office.





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

RECEIVED OF _____

FOR _____

BOOK 10086 PG 896

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	
				168500.00
			CON TX	623.45
			PRFEE	1.00
			WDEED	8.00
			TOTAL	632.45
			CHECK	632.45
06/14/96	01		13:32 0001	3486

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0192708
IDENTIF. ↑ REFERENCE

96 JUN 14 PM 1:25
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1051300