Bk 435

Prepared by and mail to: A. Harrison Johnson, Jr.
Attorney at Law
Suite 600, 49 Music Square West
Nashville, TN 37203

WARRANTY DEED BOOK 10087 PG 607

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MAP-PARCEL NUMBERS
	Chase Manhattan Mortgage Corporation
Timothy Hunt and wife, SAME (NAME)	132-5/167-22.01 (NAME)
4213 Savannah Place (STREET ADDRESS OR ROUTE NUMBER)	155 Franklin Road, Suite 350 (STREET ADDRESS)
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $254,786.

Subscribed and sworn to before me, this the 12th day of June, 1996.

Affiant

My Commission Expires: 11-10-97

(Affix Seal) Notary Public

NOTARY PUBLIC AT LARGE WILSON CO. TENN.

(FOR REGISTER'S USE)

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS and other good and valuable considerations, the receipt of which from the undersigned **Timothy A. Hunt and wife, Nancy H. Hunt** (the "Grantees" herein) is hereby acknowledged, the undersigned **DUDLEY WARNER PROPERTIES, LLC**, a Tennessee limited liability company (the "Grantor" herein), has this day bargained and sold, and does hereby transfer and convey unto the said **Timothy A. Hunt and wife, Nancy H. Hunt** (the "Grantees" herein) and to their heirs, administrators, successors and assigns, all of its right, title and interest in and to the following real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot(s) No(s). 2 on the Plan of Jewell Estates, as of record in Plat Book 9700, page 14, Register's Office for Davidson County, Tennessee;

Being part of the property conveyed to:

Lot No.	Grantor	Grantee	Book/Page
1.	Hoffman, Ira L. etux	Warner, Dudley etux	5905/549
	George, David W. etux	Warner, Dudley	7002/741
	Shelby, Bille E.	Warner, Dudley II	5836/988
2.	Hoffman, Ira L. etux	Warner, Dudley etux	5905/549
3.	Hoffman, Ira L. etux	Warner, Dudley etux	5905/549
4.	Hoffman, Ira L. etux	Warner, Dudley etux	5905/549
	Richey, Jan P. etux	Warner, Dudley,II	5860/951
5.	Hoffman, Ira L. etux	Warner, Dudley etux	5905/549
	Richey, Jan P. etux	Warner, Dudley,II	5860/951

by deeds of record in the above Books and Pages in the Register's Office for said County. And being part of the property conveyed to the Grantor by deed of record in Book 9943, page 35, said Register's Office.

Said Lot 2 is improved property, known as No. 4213 Savannah Place, Nashville, Tennessee 37204.

Further, this conveyance is subject to:

1. 1996 taxes, which have been prorated and assumed by Grantee.

2. Matters shown on any Plans or Plats of record, including Book 5190, page 663, and Book 9700, page 14, said Register's Office.

3. All matters of record, and any sanitary sewer and/or storm drainage easements, including that of record in Book 4100, page 127, said Register's Office.

4. Deed of trust to E. Wayne Hood, Trustee, securing an indebtedness to The Bank of Nashville, of record in Book 9943, page 38, said Register's Office.

TO HAVE AND TO HOLD the said interest in said real estate, with the appurtenances, estate, title and interest thereto belonging to the said **Timothy A. Hunt and wife, Nancy H. Hunt** (the "Grantees" herein) and to their heirs, administrators, successors and assigns, forever.

And the Grantor does covenant with the said Grantees that it is lawfully seized and possessed of said interest in said real

estate in fee simple; has a good right to convey it, and the same is unencumbered, except as herein set forth.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said interest in said real estate to the said Grantees, their heirs, administrators, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders. The terms and conditions hereof shall inure to the benefit of and bind the heirs, administrators, successors and assigns of the parties hereto.

Witness our hands this 12th day of June, 1996.

DUDLEY WARNER PROPERTIES, LLC,
a Tennessee limited liability company

By: _____
Dudley Warner, its Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

[redacted]6/14 0101 03CHECK 955.71

Before me, a notary public in and for said State and County, duly commissioned and qualified, personally appeared Dudley Warner (also known as Dudley Warner II), with whom I am personally acquainted (or proved to me on satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager of DUDLEY WARNER PROPERTIES, LLC, a Tennessee limited liability company, the within named bargainor, a Tennessee limited liability company, and that he executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as Chief Manager.

WITNESS my hand and seal at Nashville, Tennessee, this 12th day of June, 1996.

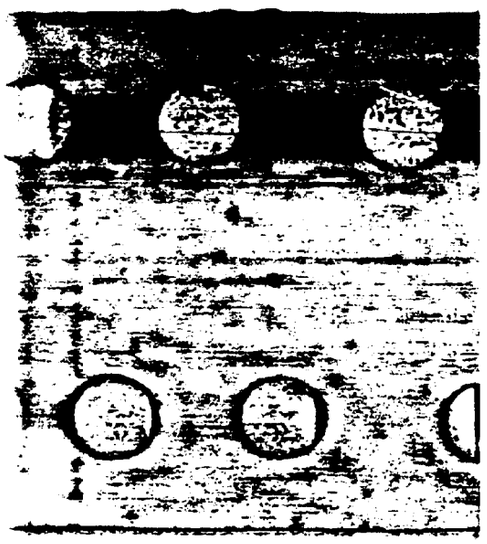
_____
NOTARY PUBLIC

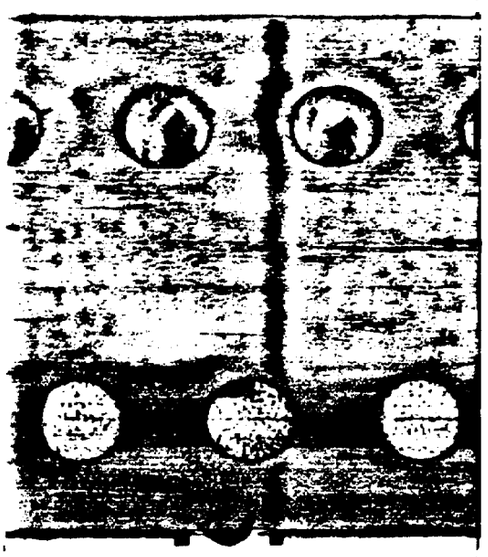
MY COMMISSION EXPIRES: 11-10-97

NOTARY PUBLIC AT LARGE LINDA V. JONES

96 JUN 14 PM 4:07
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
0192920





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

RECEIVED OF _____

FOR _____

BOOK 10087 PG 610

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
254786.00
CON TX 942.71
PRFEE 1.00
WDEED 12.00
TOTAL 955.71
CHECK 955.71

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/14/96 01 16:14 0001 3709

0192920
IDENTIF. # REFERENCE

96 JUN 14 PM 4:07
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1051523