10034.61S

SUSAN B. NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires Sept. 18, 1999

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,960.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF June 19 96

Susan B. Nichols
Notary Public

MY COMMISSION EXPIRES: Sept. 18, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kerry S. Heller (NAME)	First Federal Bank, FSB (NAME)	172-1-A-60.00 CO
38 Nickleby Down (ADDRESS)	155 Franklin Road; Suite 144 (ADDRESS)	06DU-82255
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, Morris W. Thurman, Sr. and Tom Hudgins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kerry S. Heller and wife, Kristine N. Heller

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, TN, BEING Lot No. 60 on the Plan of Copperfield Revised, of record in Book 6900, page 555 through 559, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Morris W. Thurman, Sr. and Tom Hudgins, as tenants-in-common, by deed from Commerce Trading Corporation, of record in Book 8546, Page 346, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1996 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 6900, page 555 through 559; Declaration of covenants, conditions, and rest of record in Book 6779, page 296, as re-recorded in Book 6783, page 973 and amended in Book 7071, page 482 and Book 7208, page 889; all of record in the Register's Office for Davidson County, Tennessee.

0195356
IDENTIF. ↑ REFERENCE

96 JUN 21 PM 1:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 38 Nickleby Down, Brentwood, TN 37027
(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 21st day of June 19 96

Morris W. Thurman by Alan D. Revelette atty in fact
Morris W. Thurman, Sr. By: Alan D. Revelette, Attorney-In-Fact

Tom Hudgins by Alan D. Revelette atty in fact
Tom Hudgins By: Alan D. Revelette Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

10094, 649

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared ALAN D. REVELETTE with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney in Fact for MORRIS D. THURMAN, SR. AND TOM HUDGINS the within named bargainors, and that they/he/she as such Attorney in Fact being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name(s) of MORRIS W. THURMAN, SR. AND TOM HUDGINS the bargainor(s) by the said ALAN D.REVELETTE as such Attorney in Fact.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 21ST day of June, 1996.

Susan B. Nichols
Notary Public

My Commission expires: Sept. 18, 1999

SUSAN B. NICHOLS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires Sept. 18, 1999

WARRANTY DEED

FROM

Morris W. Thurman, Sr. and Tom Hudgins

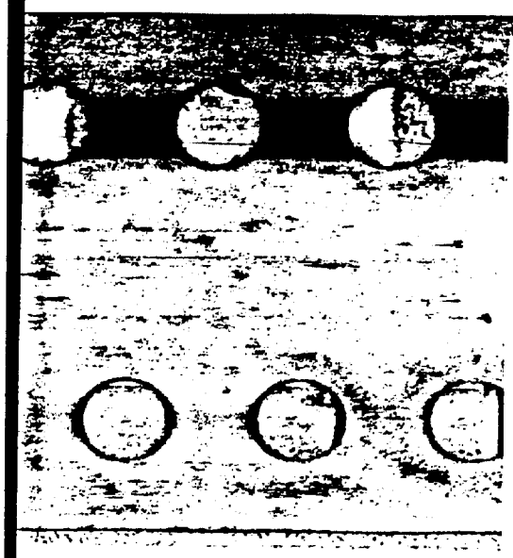
TO

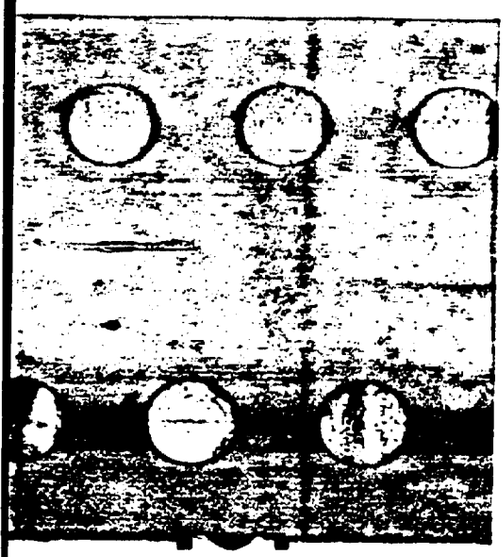
Kerry S. Heller and wife, Kristine N. Heller

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

5340 06/21 0101 03CHECK 190.16





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

RECEIVED OF _____

FOR _____

BOOK 10094 PG 650

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 48960.00
				CON TX 181.16
				PRFEE 1.00
				MDEED 8.00
				TOTAL 190.16
				CHECK 190.16
06/21/96	01			13:05 0001 6340

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0195356 IDENTIF. ↑ REFERENCE

96 JUN 21 PM 1:02

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1054125