BOOK 10115 PG 151

STATE OF TENNESSEE
COUNTY OF Davidson
7081-M
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 196,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF July, 19 96

Notary Public Mark A. Ellmore, Jr.

MY COMMISSION EXPIRES: 1/20/99

THIS INSTRUMENT WAS PREPARED BY

Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stuart A. Hansen	CTX Mortgage Company	155-8C-168co
(NAME)	(NAME)	
908 Kenwick Court West	P. O. Box 19000	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37221	Dallas, TX 75219-9000	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, Rachel A. Touchton, unmarried

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Stuart A. Hansen and wife, Julia Carter Hansen

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. 168 on the Plan of Poplar Creek Estates, Phase II, of record in Plat Book 6900, page 339 thru 347, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Rachel A. Touchton, an unmarried person, by deed from Lee Chira and William C. Demetree, filed of record in Book 9154, page 316, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

0201653
IDENTIF. ↑ REFERENCE

95 JUL -9 PM 12:44

This is improved property known as 908 Kenwick Court West, Nashville, TN 37221

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 her hand this 5th day of July, 19 96.

Rachel A. Touchton

Rachel A. Touchton

7081-M

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named

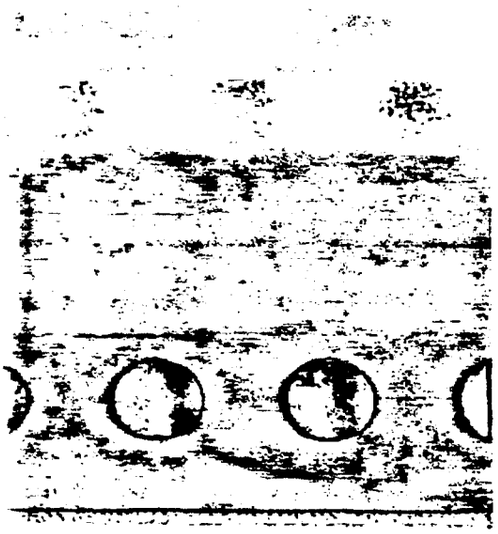
Rachel A. Touchton, unmarried

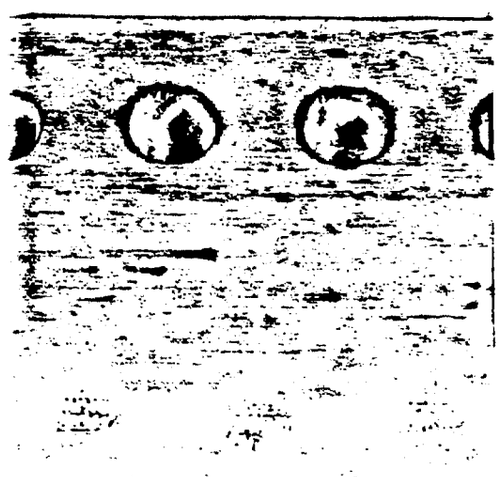
the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of July, 1996.

My commission expires 1/20/99

Notary Public Mark A. Ellmore, Jr.

1:19 07/09 1101 03CHECK 734.20





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

RECEIVED OF _____

FOR _____

BOOK 10115 PG 153

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
196000.00
CON TX 725.20
PRFEE 1.00
WDEED 8.00
TOTAL 734.20
CHECK 734.20

07/09/96 01 12:49 0001 3119

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0201653
IDENTIF. ↑ REFERENCE

95 JUL -9 P1:12:41

REGISTER
DAVIDSON COUNTY, TN.

No. 1060825