BOOK 10120 PG 354

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

MGW

OUR FILE NUMBER: 5455

MAP/GROUP/PARCEL
063-00-0/011.00

NEW OWNER'S NAME AND ADDRESS:
Ronald A. and Edna M. Hancock
1544 Neely's Bend Road
Madison, Tennessee 37115

KATHRYN BROWN. REG.
SUMNER COUNTY. TENN.
RECORDING 8.00
STATE TAX $
REG. FEE $
TOTAL $ 8.00
REC. NO.

SEND TAX BILLS TO:
Century Mortgage Corp.
Two International Drive, Suite 507
Nashville, Tennessee 37217

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, I, Ruby Lee Powers, unmarried, hereinafter called Grantor, do hereby transfer and convey unto Ronald A. Hancock and wife, Edna M. Hancock, their heirs and assigns, hereinafter called Grantees, property described as follows:

SEE Exhibit A attached hereto and made a part hereof.

BEING the same property conveyed to grantor herein by deed of record in Book 8948, Page 92, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with grantees that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

4984 07/15 0101 03CHECK 489.63

Ruby L. Powers

Ruby Lee Powers

0203323
IDENTIF. REFERENCE
95 JUL 15 PM 3:27

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Ruby Lee Powers, with whom I am personally acquainted, and made oath that she executed the foregoing instrument as her free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 28th day of June, 1996.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 2/3/98
STATE OF TENNESSEE
COUNTY OF SUMNER

SHELTON HATCHER NOTARY PUBLIC AT LARGE EXP. 2-3-98 TENNESSEE SUMNER COUNTY

The actual consideration or value which is greater for this transfer is $129,900.00.

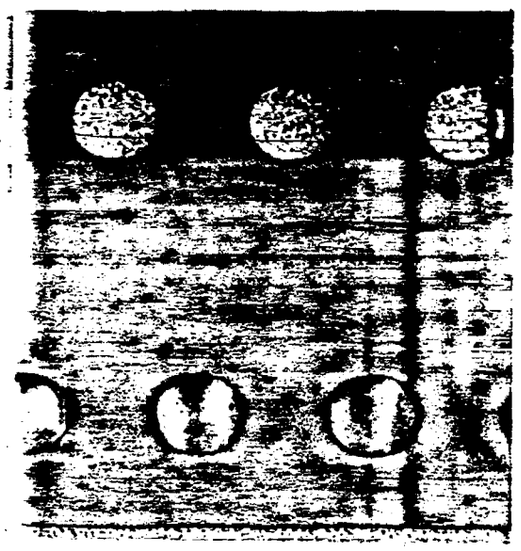
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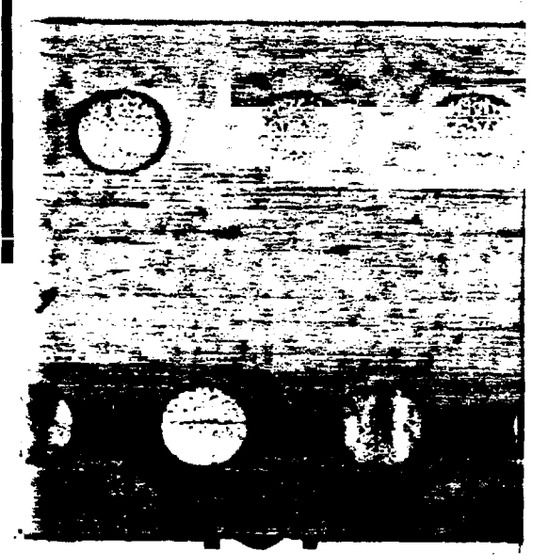
Sworn to and subscribed before me, this the 28th day of June, 1996.

NOTARY PUBLIC

My Commission Expires:
2/3/98

SHELTON HATCHER NOTARY PUBLIC AT LARGE EXP. 2-3-98 TENNESSEE SUMNER COUNTY





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

RECEIVED OF _____

FOR _____

BOOK 10120 PG 356

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 129900.00
				CON TX 480.63
				PRFEE 1.00
				WDEED 8.00
				TOTAL 489.63
				CHECK 489.63
			07/15/96 01	09:31 0001 4964

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0203323
IDENTIF. # REFERENCE

95 JUL 15 AM 9:28

REGISTER
DAVIDSON COUNTY, TN.

No. 1062646