FILE NO. 34718
FILE BOX "7"

FORM NO WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF JULY, 19 96

MY COMMISSION EXPIRES 7/25/98
(AFFIX SEAL)

BOOK 10123 PG 819

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DONALD M. FORD et ux (NAME)	S A M E (NAME)	91-12-176
2172 Sams Creek Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	12W 6020
Pegram, TN 37143 (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 DARCE SULLIVAN and wife, JOHNNYE B. SULLIVAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONALD M. FORD and wife, SANDRA J. FORD

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 Lots Nos. 206 and 208 of Block 20, Plan No. 1, West Nashville, as of record in Book 57, Pages 74 and 75, Register's Office for said County.

SAID Lots Nos. 206 and 208 front together 50 feet on the southerly side of Alabama Avenue and run back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Darce Sullivan and wife, Johnnye B. Sullivan by deed from David O. Condra, Successor Trustee, of record in Book 7527, page 108, Register's Office for Davidson County, Tennessee.

0204510
IDENTIFICATION REFERENCE

96 JUL 17 AM 11:11
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

6245 07/17 0101 03CHECK 157.00

This is unimproved X / improved property, known as 4303 Alabama Avenue, Nashville, Tennessee 37209
(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 2nd day of July, 19 96

DARCE SULLIVAN

JOHNNYE B. SULLIVAN

BOOK 10123 PG 820

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named DARCE SULLIVAN and wife, JOHNNYE B. SULLIVAN

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 Nashville, Tennessee, this 2nd day of July, 19 96.

Commission Expires 7/25/98

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

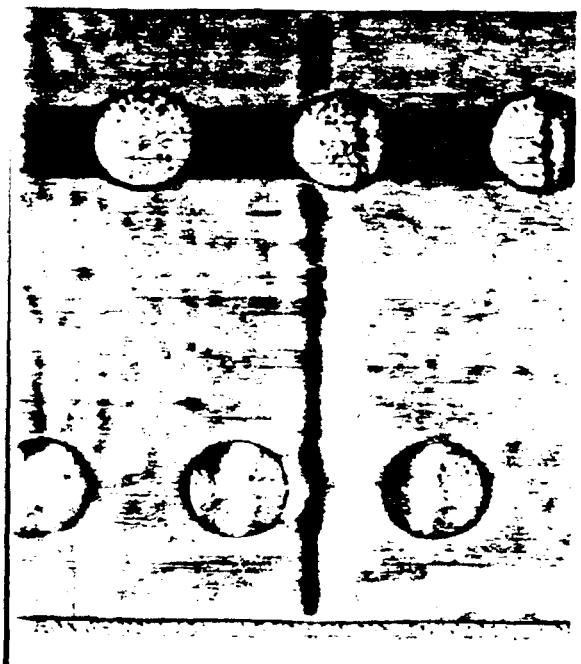
_____ Notary Public

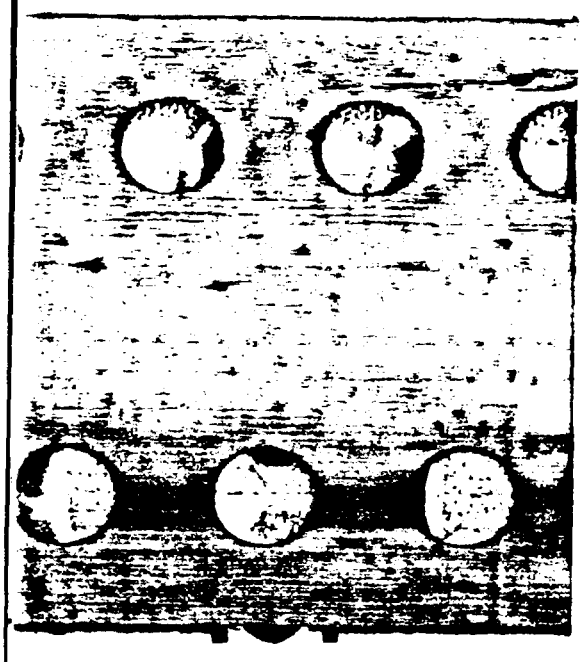
Commission Expires _____

WARRANTY DEED

FROM

TO





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

RECEIVED OF _____

FOR _____ BOOK 10123 PG 821

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 40000.00	
			CON TX 148.00	
			PRFEE 1.00	
			MDEED 8.00	
			TOTAL 157.00	
			CHECK 157.00	
07/17/96	01		11:14 0001 6245	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0204510
IDENTIFICATION REFERENCE

96 JUL 17 AM 11:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1063908