35

BOOK 10129 PG 572

WARRANTY DEED

File No: 00279928

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robin Varner	NationsBanc Mortgage	Map 97-4
[NAME]	[NAME]	
4064 Cleburne Lane	2059 Northlake Parkway	Parcel 18
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Hermitage, TN 37076	Tucker, GA 30084	
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Frank A. Waters and wife, Rebecca B. Waters

have this day bargained and sold, and do hereby transfer and convey unto the said Robin Varner, unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

8383 07/23 0101 03CHECK 586.13

STATE OF Tennessee } The actual consideration or value which ever is greater,
COUNTY OF Davidson } for this transfer is $ 154,900.00

Subscribed and sworn to before me, this the 19TH day of JULY, 19 96

Affiant

My Commission Expires: 11/10/97 [Affix Seal]

Notary Public Linda V. Jones

unimproved ( )
This is improved (X) property known as 4064 Port Cleburne Lane, Hermitage
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs 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.

Witness our hands this 19TH day of JULY, 19 96, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Frank A. Waters, Jr.
Frank A. Waters

Rebecca B. Waters
Rebecca B. Waters

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me Linda V. Jones, a Notary Public in and for said County and State Frank A. Waters and wife, Rebecca B. Waters

the within named 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 Davidson COUNTY, Tennessee, this 19TH day of JULY, 19 96.

Linda V. Jones
Notary Public

Commission expires 11/10/97

STATE OF
COUNTY OF

Before me, _____, a Notary Public of 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 _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____
Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

96 JUL 23 PM 3:06
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

02066466
ICENTIFICATION REFERENCE

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

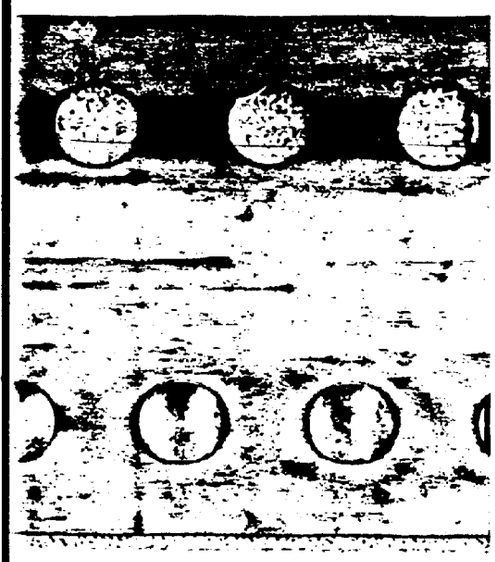
Exhibit "A"

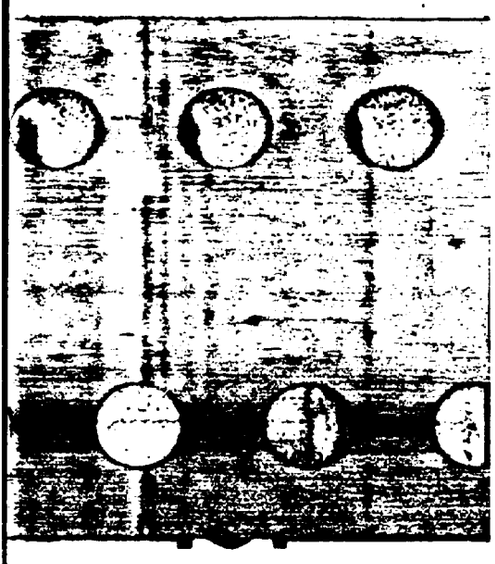
BOOK 10129 PG 574

A certain tract or parcel of land in Davidson County, Tennessee, being Lot No. 60 on the Plan of Lake Park, Section One, as of record in Plat Book 4175, pages 134 and 135, Register's Office for Davidson County, Tennessee.

Said Lot No. 60 fronts 125 feet on the northerly side of Port Cleburne Lane and runs back between lines 150 feet on the easterly line and 150 feet on the westerly line to a line in the rear, measuring 125 feet thereon.

Being the same property conveyed to Frank A. Waters, Jr., and wife, Rebecca B. Waters from Charles Ingram and Gayle Black Ingram, of record in Book 5802, page 364, Register's Office for Davidson County, Tennessee.





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

RECEIVED OF _____

FOR _____

BOOK 10129 PG 575

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
154900.00
CON TX 573.13
PRFEE 1.00
WDEED 12.00
TOTAL 586.13
CHECK 586.13

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 B368

0206466
RECEIVED FOR REFERENCE
95 JUL 23 PM 3:06
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1065998