BOOK 10146 PG 562

BOX 15

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,000.00

J. Wayne Biggers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August, 19 96

Notary Public

MY COMMISSION EXPIRES: May 7, 1997
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
C. Scott Chase (NAME)	Same (NAME)	MAP 105-9
824 Benton Avenue (ADDRESS)	Same (ADDRESS)	PARCL 435
Nashville, TN 37204 (CITY) (STATE) (ZIP)	Same (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, EDS Corporation servicer for Norwest Bank of Minnesota

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO C. Scott Chase and J. Wayne Biggers

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 part of Lot No. 56 on the Plan of Waverly Place, as of record in Book 57, page 95, Register's Office for said County and described as follows:

Beginning at the northwest intersection of Harewood Avenue or Benton Avenue and the west margin of the first alley of Elliot Avenue; thence with the margin of said alley, northwesterly 97 feet to a point; thence southwesterly 59 feet to an iron pin; thence southwesterly 97 feet to an iron pin in the margin of Harewood or Benton Avenue; thence with the margin of the same, northeasterly 59 feet to the point of beginning.

Being the same property conveyed to Norwest Bank of Minnesota by deed from Arnold M. Weiss, Substitute Trustee of record in Book 9935, page 337, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

By, through, and under, but not otherwise the following limitations of warrantees shall be deemed superior and override any others contained herein;

Warrantees contained herein extend only to Grantee herein and pertain only to those defects placed or caused to be placed on the above property by the within captioned Grantor.

unimproved ( )
This is improved (X) property, known as 824 Benton Avenue, Nashville, TN 37204
(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 my hand this 30th day of July 19 96

EDS Corporation servicer for Norwest Bank of Minnesota
By:

Leigh Fairbank

BOX 15

STATE OF TENNESSEE
COUNTY OF

BOOK 10146 PG 563

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____.

Commission expires _____

_____
Notary Public

STATE OF ~~TENNESSEE~~ ARIZONA
COUNTY OF MARICOPA

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Leigh Fairbank and _____ with whom I am personally acquainted and who upon his/her oath(s) acknowledged himself/herself to be the Asset Disposal Specialist and _____ respectively of the EDS Corporation servicer for the within named bargainor, and corporation, and that he/she as such Asset Disposal Specialist and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Leigh Fairbank as such Asset Disposal Specialist, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Maricopa County, Arizona on this the 30th day of July 19 96.

My commission expires 3-21-97

_____
Notary Public

OFFICIAL SEAL
JULIE A. HERNDON
NOTARY PUBLIC-ARIZONA
MARICOPA COUNTY
My Comm. Expires Mar. 21, 1997

02112266

IDENTIF. & REFERENCE

96 AUG -5 PM 3:45

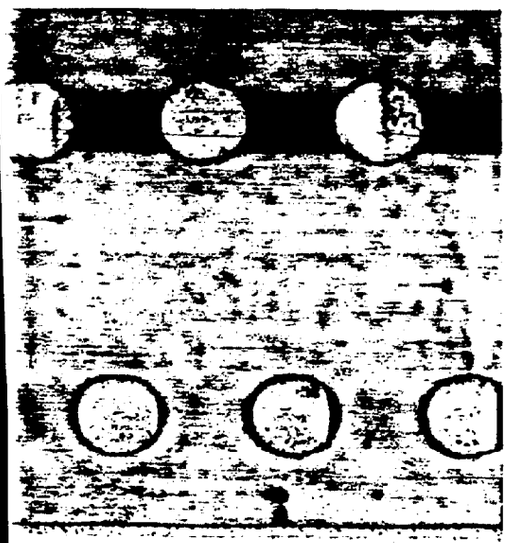
REGISTER
DAVIDSON COUNTY, TN.

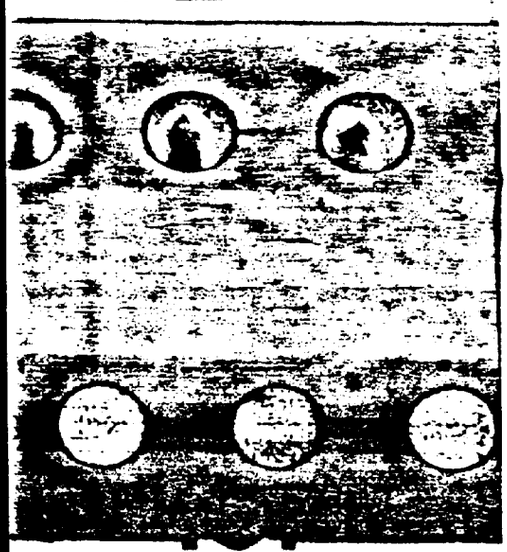
Warranty Deed from EDS Corporation servicer for Norwest Bank of Minnesota, to Otis Herring.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215

3494 08/05 0101 03CHECK

97.80





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

RECEIVED OF _____

FOR _____

BOOK 10146 PG 564

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 24000.00
				CON TX 88.80
				PRFEE 1.00
				WDEED 8.00
				TOTAL 97.80
				CHECK 97.80
			08/05/96 01	15:51 0001 3494

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0211266 IDENTIF. # REFERENCE

96 AUG -5 PM 3:45

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 1071062