File Book 24

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

ADDRESS NEW OWNER:
Nanette M. Hart
146 Lanier Drive
Madison, TN 37115

SEND TAX BILL:
To Mortgagee

BOOK 10150 PG 432

MORTGAGEE:
Trans Financial Mortgage Company
P.O. Box 1450
Tullahoma, TN 37388

MAP AND PARCEL:
MAP 43-14
PARCEL 74
11D45610

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Michelle A. Hall, Unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Nanette M. Hart, Unmarried , 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 Lot 14, Map of Subdivision of Bernice L. Dickerson's Property, Unrecorded, as recorded in Book 8278, Page 72, Register's Office, Davidson County, Tennessee, and further described as follows:

BEGINNING at a point in the westerly margin of Lanier Drive, same being 725 feet, more or less, southwardly as measured with said margin, from its intersection with the southerly margin of Old Hickory Boulevard; thence with said westerly margin of Lanier Drive, South 14 deg. 19 min. east, 50.00 feet to a point; thence leaving said margin, south 75 deg. 59 min. west, 203.7 feet to a point; thence north 16 deg. 09 min. west, 50.0 feet to a point; thence north 75 deg. 59 min. east, 205.2 feet to the point of BEGINNING.

Being the same property conveyed to Michelle A. Hall , by deed from Gary Stephen Hall of record in Book 8278, Page 72, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This is improved property known as 146 Lanier Drive, Madison, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Nanette M. Hart, Unmarried, their heirs and assigns, forever; and we, Michelle A. Hall, Unmarried 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

96 AUG -8 AM 9:15
REGISTER
DAVIDSON COUNTY, TN.

96087 08/08 01:01 03CHECK 230.82

0212453
IDENTIFICATION REFERENCE

Witness our hands this the 31st day of July, 1996.

X Michelle A. Hall
Michelle A. Hall

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Michelle A. Hall, Unmarried the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 31st day of July, 1996.

NOTARY PUBLIC

My Commission Expires: 11/3/96

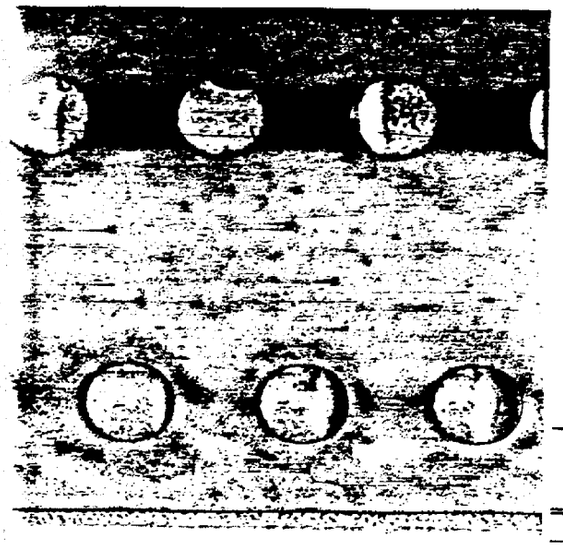
STATE OF TENNESSEE)
COUNTY OF Davidson)

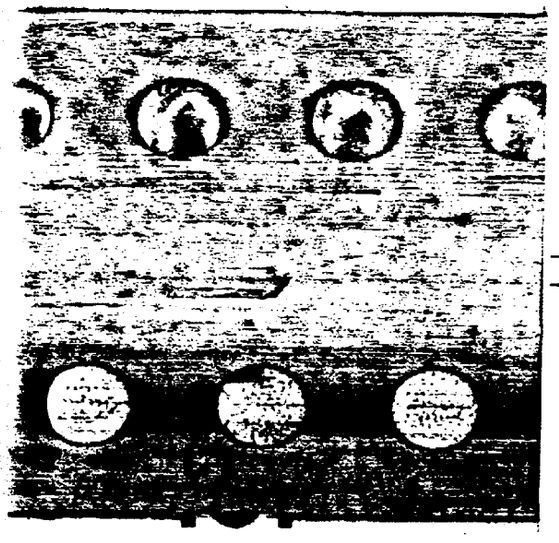
The actual value or consideration, whichever is greater, for this transfer is $ 59,950.00.

AFFIANT

Subscribed and sworn to before me this 31st day of July, 1996.

NOTARY PUBLIC
My Commission Expires: 11/3/96





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

RECEIVED OF _____

FOR _____

BOOK 10150 PG 434

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	59950.00
CON TX	221.82
PRFEE	1.00
WDEED	8.00
TOTAL	230.82
CHECK	230.82

08/08/96 01 09:22 0001 4787

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0212453
IDENTIF. & REFERENCE

96 AUG -8 AM 9:15
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No.1017390