BOOK 10151 PG 246

WARRANTY DEED

File Box "7"
Saturn & Mazer
(34666)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 185,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July, 19 96

Notary Public

MY COMMISSION EXPIRES: My Commission Expires MAR. 27, 1999
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT M. FRANKS	SUNTRUST BANK, NASHVILLE, N.A.	MAP 142-15-0-B
(NAME)	(NAME)	
111 Belle Glen Drive	P. O. Box 305110, 7th Floor	PARCEL 011CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Nashville, TN 37219	FB #09D-79839
(CITY) (STATE) (ZIP)	(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, PAUL A. McEWEN AND WIFE, LINDA U. McEWEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT M. FRANKS AND WIFE, ALLISON B. FRANKS

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 Lot No. 11 on the Second Amendment of Belle Wood Glen, a Planned Unit Development, of record in Book 6900, Page 190, Register's Office for said County, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Paul A. McEwen and Linda R. Urbanski, as joint tenants with the right of survivorship, by Deed from Allen Earps Builders, Inc., of record in Book 7609, Page 274, Register's Office for Davidson County, Tennessee. The parties having since married and the said Linda R. Urbanski now being Linda U. McEwen.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 6980, Page 562, and restated and substituted in Book 7121, Page 5, and amended including By-Laws in Book 9017, Page 797, said Register's Office; and Restrictive Covenants of record in Book 6707, Page 290, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 111 Belle Glen Drive, Nashville, TN 37221
(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 26th day of July 1996

PAUL A. McEWEN

LINDA U. McEWEN

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PAUL A. McEWEN AND WIFE, LINDA U. McEWEN

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 _____, Tennessee, this 26th day of July 1996.

Commission expires 7-24-99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

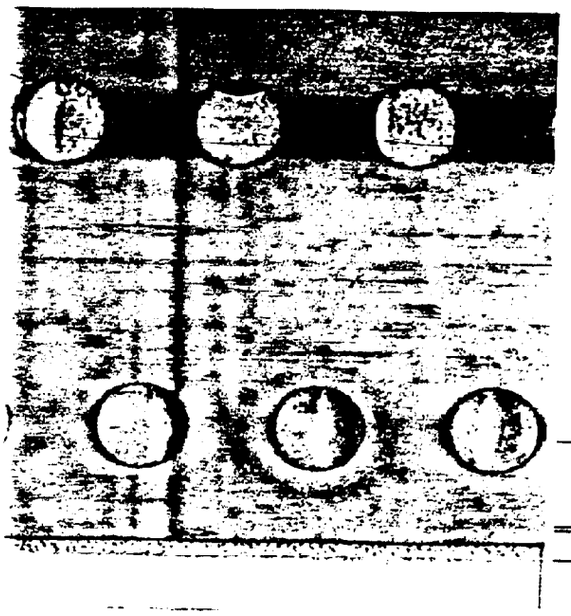
My commission expires _____

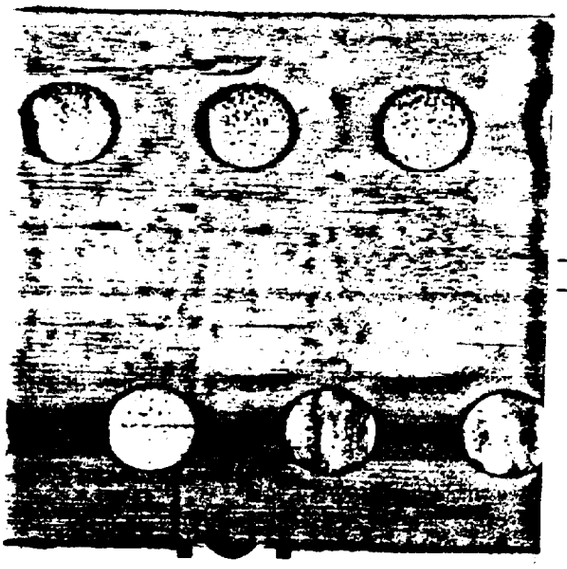
Notary Public

02127777
IDENTIF. & REFERENCE

96 AUG -8 PM 3:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5140 08/08 0101 03CHECK 699.05





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

RECEIVED OF _____

FOR _____

BOOK 10151 PG 248

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	186500.00
			CON TX	690.05
			PRFEE	1.00
			WDEED	8.00
			TOTAL	699.05
			CHECK	699.05
08/08/96	01		15:38 0001	5140

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02127777
IDENTIF. ↑ REFERENCE

96 AUG -8 PM 3:

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1017742