BOOK 10152 PG 91

FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF July 19 96

NOTARY PUBLIC

Notary Public

MY COMMISSION EXPIRES: May 24, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven C. Coplan (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	MAP 84-12
2701 Lincoya Drive (ADDRESS)	P.O. Box 305110 (ADDRESS)	PARCEL 94
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (CITY) (STATE) (ZIP)	03DZ68075

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, Carl S. Fulghum and Paulette Fulghum Grice, heirs/Est. of Paul Y. Fulghum

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven C. Coplan, 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 No. 66, on the plan of Lincoya Hills, of record in Plat Book 1835, Page 91, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Paul Y. Fulghum and wife, Barbara Jessie Fulghum (now both deceased) by deed from Dewey Pedigo, Jr., of record in Book 5185, Page 509, Register's Office for said County. (Heirs to the Esate of Paul Y. Fulghum are Carl S. Fulghum and Paulette Fulghum Grice).

02131 18 IDENTIF. ← REFERENCE

96 AUG -9 AM 11:20 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN.

5485 08/09 0101 03CHECK 319.80

unimproved ( )
This is improved (X) property, known as 2701 Lincoya Drive, Nashville, TN 37214
(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 30th day of July 19 96

Carl S. Fulghum

Paulette Fulghum Grice

BOOK 10152 PG 92

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 Carl S. Fulghum and Paulette Fulghum Grice, heirs/Est. of Paul Y. Fulghum

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 30th day of July, 19 98.

Commission expires May 24, 1997

Notary Public

PATRICIA NICHOLS
NOTARY PUBLIC

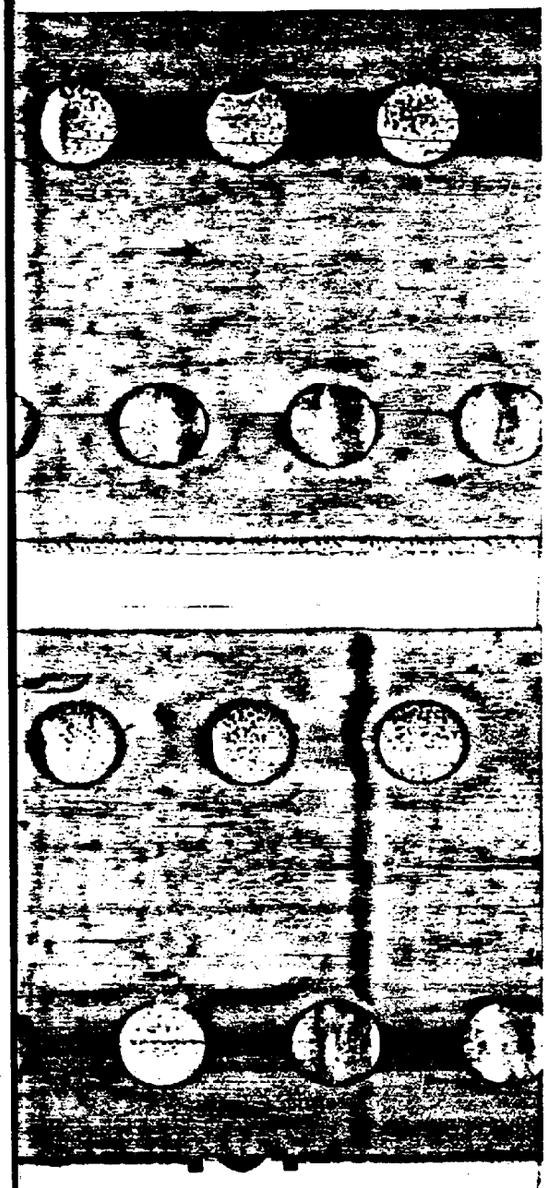
STATE OF TENNESSEE
COUNTY OF

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_____.

My commission expires _____

_____
Notary Public



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

RECEIVED OF _____

FOR _____

BOOK 10152 PG. 93

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 84000.00
CON TX 310.80
PRFEE 1.00
WDEED 8.00
TOTAL 319.80
CHECK 319.80

08/09/96 01 11:23 0001 5485

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02131118
IDENTIF. ↑ REFERENCE

96 AUG -9 AM 11:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1018084