File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

BOOK 10161 PG 333

#14051

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FRANK HAL SCOTT	NEW OWNER	159-8
(NAME)	(NAME)	
913 Lakemont Drive		1
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37220		OH1844Ø
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, ROBERT LINTZENICH AND WIFE, SUSIE M. BAIRD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK HAL SCOTT AND WIFE, SHALI RICKER SCOTT

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 32 on the Plan of Section Three Oak Hill Estates, as of record in Plat Book 4860, pages 3 thru 5, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to James David Baird and wife, Susie M. Baird by deed from W. Errol Veno, Jr. and wife, Judith A. Veno of record in Book 5443, page 913, said Register's Office. James David Baird and Susie M. Baird have since been divorced by final decree in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 91D-1116, dated December 13, 1991. James David Baird has subsequently conveyed his interest in said property to Susie M. Baird by quitclaim deed of record in Book 8530, page 982, Register's Office for Davidson County, Tennessee. Susie M. Baird has since married and vested said property in Robert Lintzenich and wife, Susie M. Baird by quitclaim deed of record in Book 9961, page 680, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1996 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 5010, page 245; (3) Easements of record in Book 7985, page 544; and (4) All matters appearing on the Plan of record in Plat Book 4860, pages 3 thru 5, said Register's Office.

This is improved (XX) unimproved ( ) property, known as 913 Lakemont Drive, Nashville, Tennessee 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 16th day of August, 19 96

Robert Lintzenich Susie M. Baird
M.

STATE OF TENNESSEE, BOOK 10161 PG 334

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROBERT LINTZENICH AND WIFE, SUSIE M. BAIRD with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 16th day of August 19 96.

My commission expires 11/26/96 Notary Public

STATE OF

COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained, and who further acknowledged that is the of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this day of , 19.

My commission expires Notary Public

96 AUG 20 AM 10:21

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

02161 54

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 239,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF August 19 96

MY COMMISSION EXPIRES: 11/26/96
(AFFIX SEAL)

Notary Public

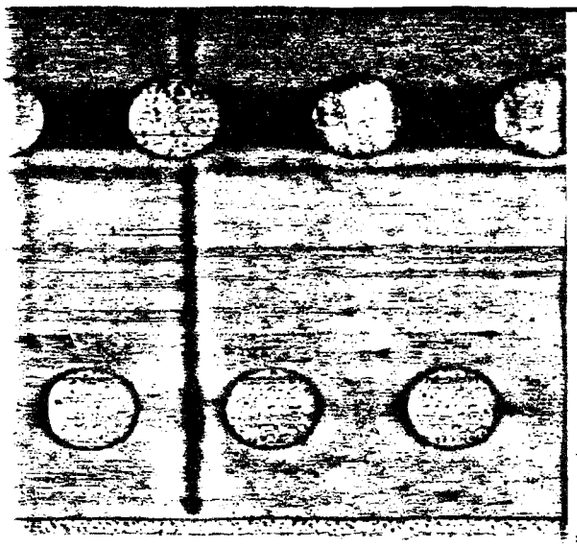
WARRANTY DEED

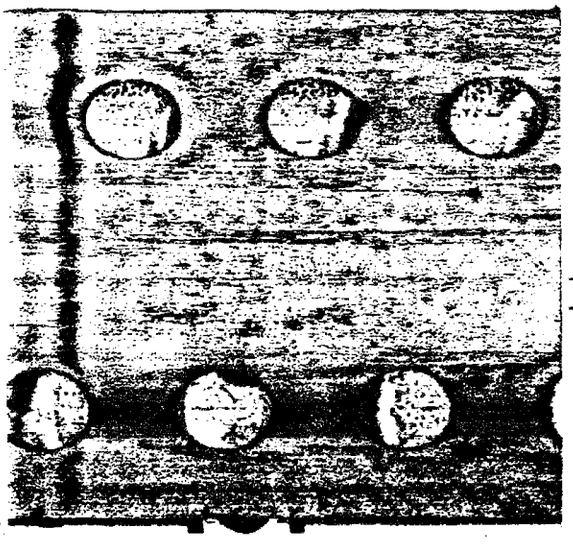
FROM ROBERT LINTZENICH AND WIFE, SUSIE M. BAIRD

TO FRANK HAL SCOTT AND WIFE, SHALI RICKER SCOTT

3765 08/20/96 01:01 02CHECK

LEASE RETURN TO:
rst Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 10161 PG 335

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 239000.00
				CON TX 884.30
				PRFEE 1.00
				WDEED 8.00
				TOTAL 893.30
				CHECK 893.30
			08/20/96 01	10:26 0001 8766

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0216154
IDENTIF. & REFERENCE

96 AUG 20 AM 10:21

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1021324