BOOK 10180 PG 344

[ADDRESS NEW OWNER:]	SEND TAX BILL TO:]	MAP-PARCEL NOS.]
[ ]	]	]
[Julie Dawn Gibson]	NationsBanc Mortgage Corporation]	MAP and PARCEL]
[Michael D. Gibson]	Attn: Tax Dept.]	]
[407 Wisteria Lane]	P.O. Box 35140]	86-14-6]
[Hermitage, TN 37076]	Louisville, KY 40232]	]

[This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C]
[, Nashville, TN 37214 (Davidson County - Box 27B)]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **William T. Cragwell, unmarried** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Julie Dawn Gibson and Michael D. Gibson, wife and husband and Barney S. Baggott and wife, Joyce A. Baggott, as joint tenants with right of survivorship and NOT as tenants in common** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being zoned Lot 2-A on the plan of the Zone Lot Division of Lot Nos. 1-6 of Park Manor Subdivision of record in Book 6900, Page 29, Register's Office for Davidson County, Tennessee, to which plan reference is made for a complete legal description.

BEING the same property conveyed to William T. Cragwell by warranty deed from Thomas W. Grumke and wife, Jane Barry-Grumke of record in Book 7154, Page 512, Register's Office, Davidson County, Tennessee.

This is property with a common address of 407 Wisteria Lane, Hermitage, TN 37076.

The property herein conveyed is being conveyed in its "AS IS" condition.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 6900, Page 29, said Register's office and all matters therein; 3) Restrictive Covenants appearing on old plat and appearing of record in Book 7066, Page 258, said Register's office.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
[The actual consideration or value, whichever is greater for this]
[transfer is $61,500.00]
[ ]
[Affiant]
[Subscribed and sworn before me this 29th day of August, 1996.]
[ ]
[My Commission Expires: 12-14-96 Notary Public]

NOTARY PUBLIC AT LARGE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **29th** day of **August, 1996.**

William T. Cragwell

William T. Cragwell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority,** a Notary Public in and for said County and State, the within named **William T. Cragwell, unmarried** , with whom I am personally acquainted, or who 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 **29th** day of **August, 1996.**

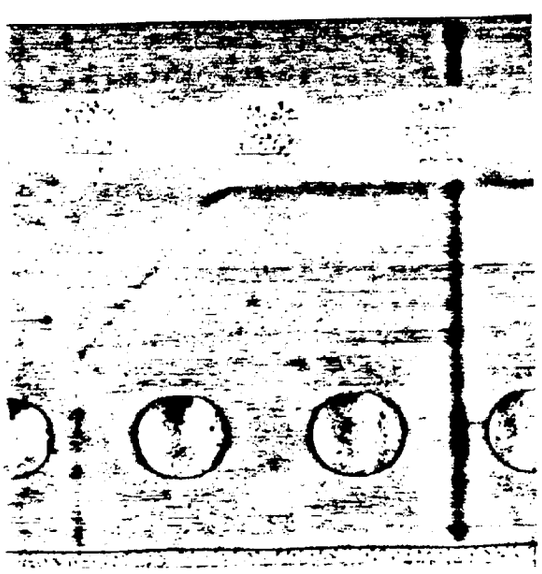
Notary Public
My Commission Expires:

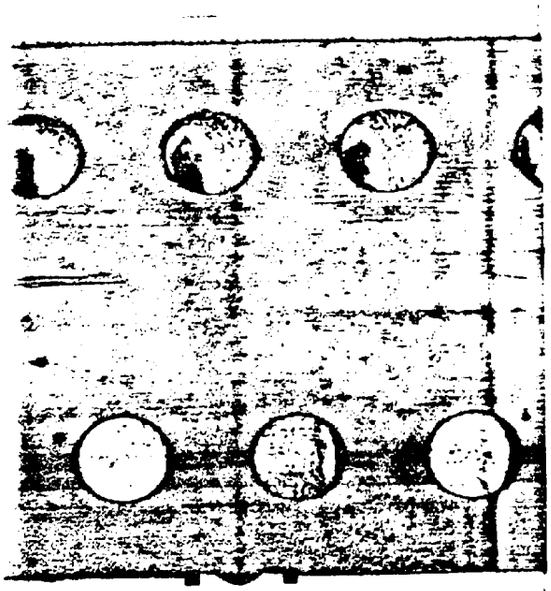
File No. 9608-359

0221811
IDENTIFICATION REFERENCE

96 SEP -5 PM 2:13
FELIX A. JOSEPH, REGISTER
DAVIDSON COUNTY, TN.

4768 09/05 0101 03CHECK 236.55





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

RECEIVED OF _____

FOR _____

BOOK 10180 PG 346

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 61500.00
				CON TX 227.55
				PRFEE 1.00
				WDEED 8.00
				TOTAL 236.55
				CHECK 236.55
			09/05/96 01	14:16 0001 4768

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02218111
IDENTIF. ↑ REFERENCE

96 SEP -5 PM 2:13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1027268