BOOK 10198 PG 273

[ADDRESS NEW OWNER:]	SEND TAX BILL TO:	MAP-PARCEL NOS.
[Wayne W. Roth	Leader Federal Bank for Savings	MAP and PARCEL
[3212 Lumberjack Road	Attn: Tax Dept.	108-8-61
[Nashville, TN 37214	158 Madison Ave.	
	Memphis, TN 38103	

[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, **Kenneth M. Jones, unmarried, and Lois W. Jones, unmarried**, (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Wayne W. Roth, being one and the same person as Wayne Roth, unmarried,** (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:

Being Lot No. 219 on the Plan of Larchwood, Section Two, as of record in Book 5200, Page 57, 58 and 59, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Kenneth M. Jones and wife, Lois W. Jones by warranty deed from Lionel Cartwright and wife, Cynthia Cartwright of record in Book 6676, Page 611, Register's Office, Davidson County, Tennessee. The said Kenneth M. Jones and Lois W. Jones have since divorced and are now unmarried persons.

This is property with a common address of 3212 Lumberjack Road, Nashville, TN 37214.

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 5200, Pages 57-59, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 5479, Page 443, and in Book 5681, Page 532, and in Book 5688, Page 696, and in Book 6011, Page 130, said Register's office.

[STATE OF TENNESSEE
[COUNTY OF DAVIDSON
[The actual consideration or value, whichever is greater for this
[transfer is $125,000.00
[
[Affiant
[Subscribed and sworn before me this 16th day of September, 1996.
[
[My Commission Expires: 5/23/98 Notary Public

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 **16th** day of **September, 1996**.

Kenneth M. Jones

Lois W. Jones

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 **Kenneth M. Jones, unmarried, and Lois W. Jones, 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 **16th** day of **September, 1996**.

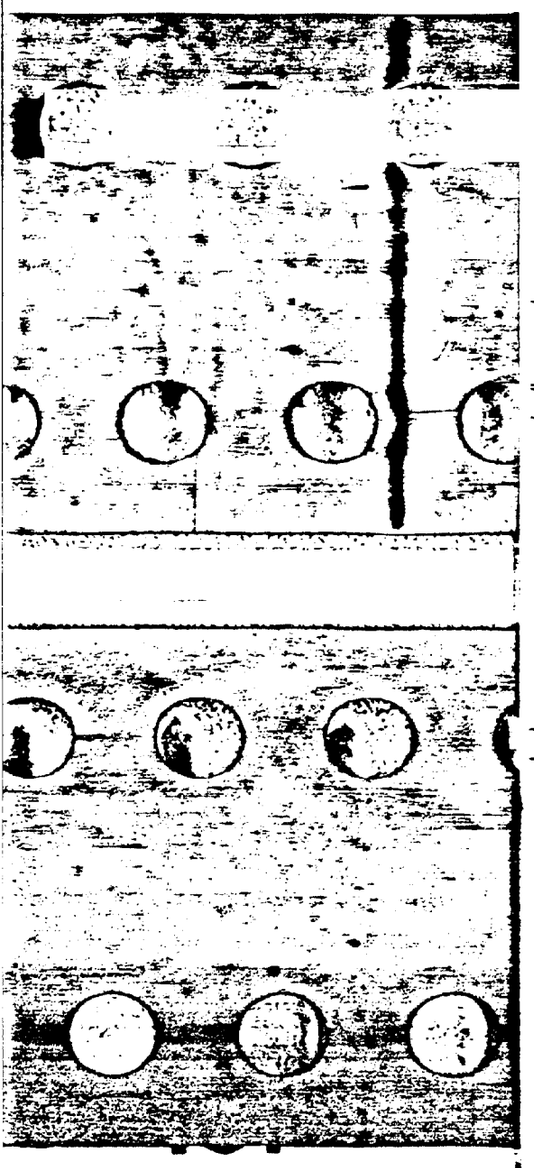
Notary Public
My Commission Expires: 3/23/98

File No. 9609-378

0226982
IDENTIF. ↑ REFERENCE

96 SEP 19 AM 10:59
FELIX Z. NIELSON II REGISTER
DAVIDSON COUNTY, TN.

0323 09/19 0101 03CHECK 471.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

Book 10196 Page 275

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

MAMT 125000.00
CON TX 462.50
PRFEE 1.00
WDEED 8.00
TOTAL 471.50
CHECK 471.50

09/19/96 01 11:03 0001 0323

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

VOID
MAMT 125000.00-
CAMT 125000.00
~~TOTAL 0.00~~
~~CHECK 0.00~~

09/19/96 01 13:26 0001 0426

No. 1032749

NASHVILLE BUSINESS FORMS, INC.