0227792

IDENTIF. & REFERENCE

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

96 SEP 23 AM 9:20

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

OUR FILE NUMBER: R-5641

MAP/GROUP/PARCEL
026-07-0-170.00

NEW OWNER'S NAME AND ADDRESS:
HAROLD DENNIS VAUGHAN
112 BUCKINGHAM COURT
GOODLETTSVILLE, TENNESSEE 37072

BOOK 10198 PG 618

SEND TAX BILLS TO:
CTX MORTGAGE COMPANY
P.O. BOX 19900
DALLAS, TX 75219-9000

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, Joseph Kent Beaty and wife, Jacqueline Kane Beaty, hereinafter called Grantors, do hereby transfer and convey unto Harold Dennis Vaughan, a single man, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee,

BEING Lot No. 248 on the Plan of Windsor Green, Phase 2, Section 2 of record in Plat Book 6900, Page 549, Register's Office for Davidson County, Tennessee, to which reference is hereby made for further description of said property.

BEING the same property conveyed to grantors herein by deed of record in Book 9524, Page 976, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantors covenant with grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Joseph Kent Beaty

Jacqueline Kane Beaty

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Joseph Kent Beaty and wife, Jacqueline Kane Beaty, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 18 day of September, 1996.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-3-98

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $122,000.00.

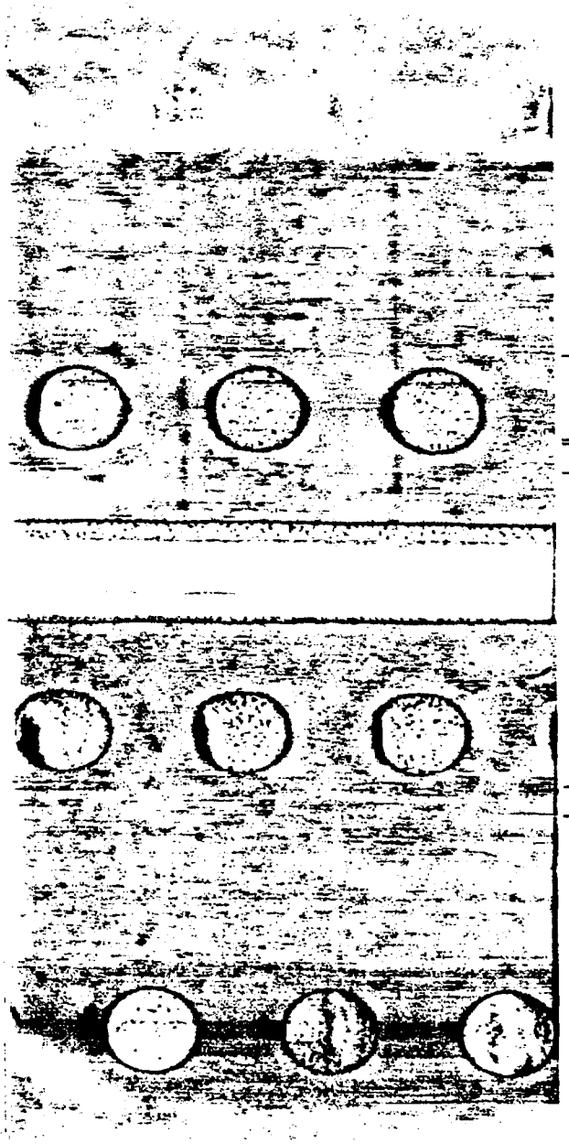
AFFIANT

Sworn to and subscribed before me, this the __ day of September, 1996.

NOTARY PUBLIC

My Commission Expires:
2-3-98

1205 09/23 0101 03CHECK 460.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10198 PG 620

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 122000.00
				CON TX 451.40
				PRFEE 1.00
				WDEED 8.00
				TOTAL 460.40
				CHECK 460.40
09/23/96	01			09:22 0001 1205

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0227792
IDENTIF. # REFERENCE

96 SEP 23 AM 9:20
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1033616