FILE BOX 45

WARRANTY DEED

BOOK 10193 PG 527

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,000.00

Terri Hagar
Affiant

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

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON CO.

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
Terri Hagar	First Trust Mortgage Company	MAP 96-16
(NAME)	(NAME)	
766 Fitzpatrick Road	P.O. Box 17257	PARCEL 155
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Memphis, TN 38187-0257	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, David Clark, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Terri Hagar, 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:

LAND in Davidson County, Tennessee, being Lot No. 261-A, Zone Lot Division of Lots 260 thru 265 and 267 of Larchwood, Section III, of record in Book 5200, Page 540, as amended by Zone Lot Plat of record in Book 6250, Page 40, Register's Office for Davidson County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to David Clark, unmarried by deed from Kevin G. Steiling and wife, Donna Watkins-Steiling, of record in Book 9076, Page 489, Register's Office for said County.

1573 09/23 0101 03CHECK 260.60

96 SEP 23 PM 2:05
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

0228155
IDENTIF. REFERENCE

unimproved ( )
This is improved (X) property, known as 766 Fitzpatrick Road, 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 my hand this 19th day of September, 19 96

David Clark

David Clark

BOOK 10193 PG 528

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 David Clark, unmarried

the bargainor ____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 19th day of September, 19 96

Commission expires May 24, 1997

Notary Public

NOTARY PUBLIC AT LARGE
DAVIDSON CO. TENNESSEE

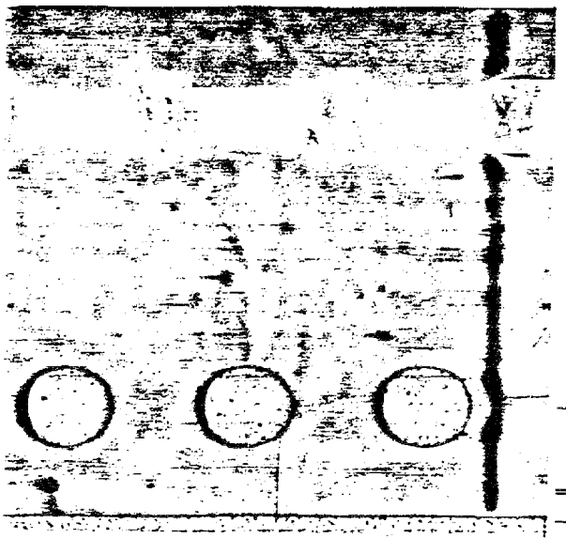
STATE OF TENNESSEE
COUNTY OF

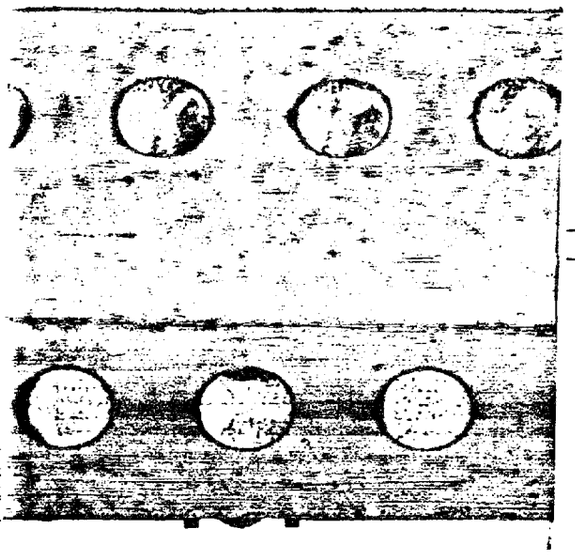
Before me, ____, a Notary Public within and for the State and County aforesaid, personally appeared ____ and ____ with whom I am personally acquainted and who upon ____ oath(s) acknowledged ____ to be the ____ and ____ respectively of the ____ the within named bargainor, and corporation, and that ____ 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

BOOK 10193 PG 529

RECEIVED OF _____

FOR _____

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	68000.00
CON TX	251.60
PRFEE	1.00
WDEED	8.00
TOTAL	260.60
CHECK	260.60

09/23/96 01 14:08 0001 1573

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0228155
IDENTIF. & REFERENCE

95 SEP 23 PM 2:05

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1033983