BOOK 10210 PG 240 FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 66,000.00

Monet Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF September 19 96

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
Monet Baker (NAME)	CTX Mortgage Company (NAME)	MAP 106-13
310 Leafland Place (ADDRESS)	P. O. Box 19000 (ADDRESS)	PARCEL 199
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Dallas, TX 75219-9000 (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, Bobby Vernon Dycus, Sr. and wife, Lois Gladys Dycus

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Monet Baker, a single person

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. 102 on the plan of Sadler place of record in Book 332, Page 31, Register's Office for Davidson County, Tennessee.

Said Lot No. 102 fronts 46.1 feet on the northerly margin of Leafland Place and runs back 165 feet on the easterly and westerly line to a line in the rear which measures 42 feet thereon.

Being the same property conveyed to Grantors by Deed of even date being recorded simultaneously herewith.

BEING the same property conveyed to Bobby Vernon Dycus, Sr. and wife, Lois Gladys Dycus by deed from Charles Earl Carter and wife, Linda Lou Carter, of record in Book 8108, Page 662, Register's Office for said County.

96 OCT -1 PM 3:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0231546
IDENTIF. ↑ REFERENCE

This is improved ( ) unimproved ( ) property, known as 310 Leafland Place, Nashville, TN 37211
(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 our hand s this 27th day of September, 19 96

Bobby Vernon Dycus, Sr.

Bobby Vernon Dycus, Sr.

Lois Gladys Dycus

Lois Gladys Dycus

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 Bobby Vernon Dycus, Sr. and wife, Lois Gladys Dycus

the bargainor s with whom I am personally acquainted or 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 27th day of September 19 96.

Commission expires May 24, 1997

Notary Public

STATE OF TENNESSEE
COUNTY OF

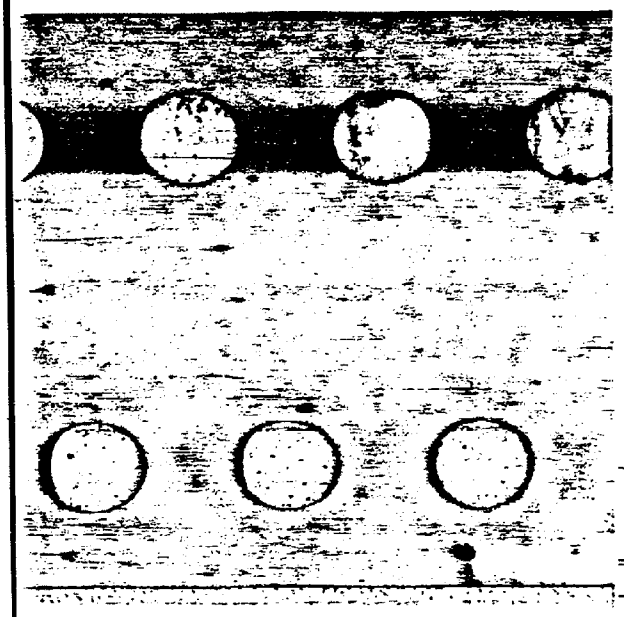
Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that as such and being authorized so to do, execute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

5255 10/01 0101 03CHECK 253.20



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

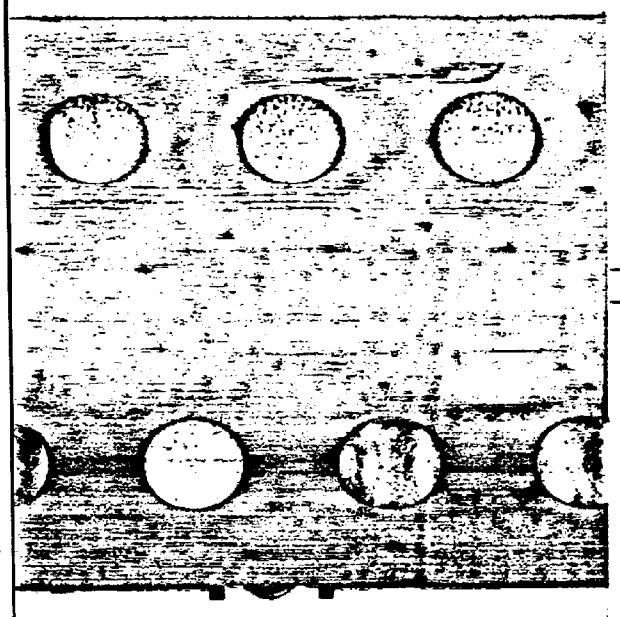
RECEIVED OF _____

FOR _____

BOOK 10210 PG 242

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 66000.00
CON TX 244.20
PRFEE 1.00
WDEED 8.00
TOTAL 253.20
CHECK 253.20
10/01/96 01 15:14 0001 5155

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0231546
IDENTIF. & REFERENCE

96 OCT -1 PM 3:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1072244

No. [redacted]