WARRANTY DEED

BOOK 10215 PG 805

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 69,500.00

Belinda Sue Spray
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF September 19 96

DEBRA A. WICKE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Notary Public

MY COMMISSION EXPIRES: June 10 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
BEATY TITLE BRENTWOOD, INC., 5550 FRANKLIN ROAD, SUITE 103, NASHVILLE, TN 37220

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHNNY RAY SPRAY	FIRST SIGNATURE MORTGAGE COMPANY	MAP 95-14
(NAME)	(NAME)	
2108 ELM HILL PIKE	2416 21ST AVENUE SOUTH, #207	PARCEL 72.00
(ADDRESS)	(ADDRESS)	
NASHVILLE, TENNESSEE 37210	NASHVILLE, TN 37212	
(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, WILLIAM H. COX AND WIFE, ROYCE M. COX

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHNNY RAY SPRAY AND WIFE, BELINDA SUE SPRAY

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. 18 on the Plan of Elm Hill Acres, Section No. 1 of record in Plat Book 2331, page 67, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Said Lot No. 18 fronts 70 feet on the northerly side of Elm Hill Pike and runs back between lines, 231 feet on the easterly line and 233.1 feet on the westerly line to a dead line in the rear on which it measures 77 feet.

Being the same property conveyed to William H. Cox and wife, Royce M. Cox by deed from Par Homes, Incorporated of record in Book 2598, page 407, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 2442, Page 464, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year, which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 2108 ELM HILL PIKE, NASHVILLE, TENNESSEE 37210
(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 30th day of September, 19 96

William H Cox
WILLIAM H. COX

Royce M. Cox
ROYCE M. COX

BOOK 10215 PG 806

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 WILLIAM H. COX AND WIFE, ROYCE M. COX

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 30th day of September, 1996.

Commission expires June 10, 1998

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, 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 _____

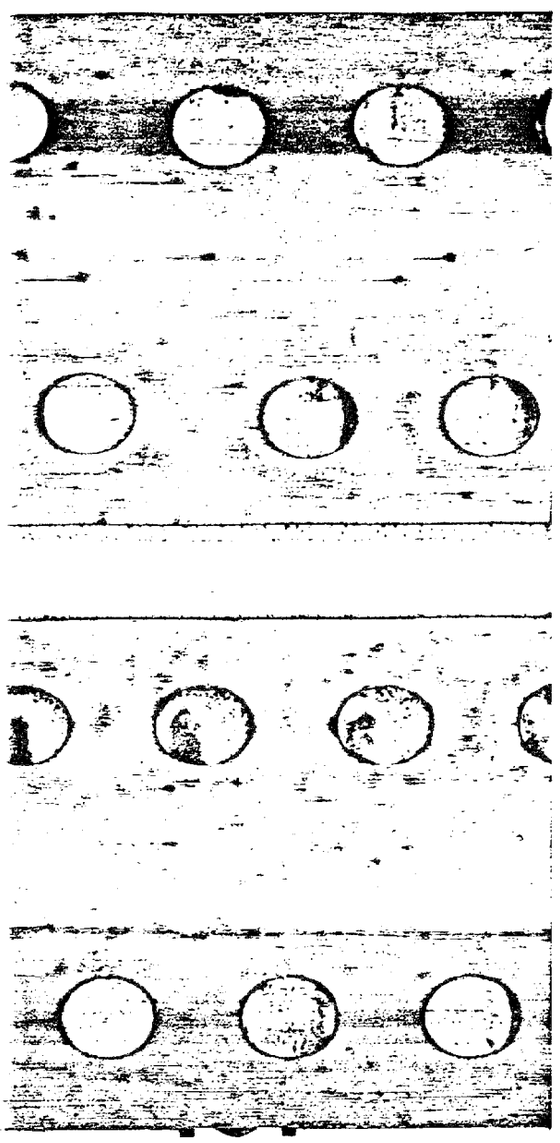
Notary Public

0232962
IDENTIF. & REFERENCE

96 OCT -4 AM 10:18

PEGGY HAMILTON REGISTER
DAVIDSON COUNTY, TN.

266.15



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10215 PG 807

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 69500.00
				CON TX 257.15
				PRFEE 1.00
				WDEED 8.00
				TOTAL 266.15
				CHECK 266.15
			10/04/96 01	10:21 0001 6665

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0232962
IDENTIF. ↑ REFERENCE

96 OCT -4 AM 10:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1073739

No. [redacted]