Name & Address New Owner:

REGINALD G. HAMPTON
DEBORAH G. HAMPTON
324 Martingale Drive
Old Hickory, TN 37138

Send Tax Bills to:

NORTH AMERICAN MORTGAGE COMPANY
3883 Airway Drive
Santa Rosa, CA 95403

Tax Map and Parcel Nos.
Map 44-14
Parcel 8.00

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100--- ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **JUNE C. LUFFMAN AND JUDY C. STEPHENS,** the Grantors, have bargained and sold and by these presents does hereby transfer and convey unto **REGINALD G. HAMPTON AND WIFE, DEBORAH G. HAMPTON,** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land located in **DAVIDSON** County, Tennessee and being more particularly described in Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the said tract or parcel of land together with all and singular easements, appurtenances, heriditaments, estate, title and interest thereto belonging or in any way appertaining to the said Grantees, their successors and assigns in fee simple forever.

GRANTOR does hereby covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered except for: 1996 County taxes; all matters as set forth on the Map of Cumberland Terrace, Part 1, of record in Plat Book 1424, Page 49, in the Register's Office for Davidson County, Tennessee

GRANTORS do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

JAMES R. LUFFMAN, SPOUSE OF JUNE C. LUFFMAN AND WALTER M. STEPHENS, JR. SPOUSE OF JUDY C. STEPHENS join in this conveyance for the purpose of conveying any and all marital interest they may have in and to subject property.

WITNESS our hands this the 30th day of September, 1996.

James R. Luffman

June C. Luffman

Walter M. Stephens, Jr.

Judy C. Stephens

STATE TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named June C. Luffman and husband, James R. Luffman and Judy C. Stephens and husband, Walter M. Stephens, Jr. the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the ~~foregoing~~ instrument the purposes therein contained.

Witness my hand and official seal at Madison, Tennessee, this the 30th day of September, 1996.

Commission expires: 5/23/98

Deanie L. Gregory
Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $66,500.00.

Reginald C. Haydon
Affiant

Sworn to and subscribed before me
this the 30th day of September, 1996.

Deanie L. Gregory
Notary Public

My Commission expires: 5/23/98

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY, ATTORNEY
GREATER NASHVILLE TITLE & CLOSING CO.
223 Madison Street, S. 102
Madison, Tn 37115

Mail

EXHIBIT "A"

LAND in Davidson County, Tennessee, being Lot No. 224 of Block 4 on the Map of Cumberland Terrace, Part 1, of record in Plat Book 1424, Page 49, Register's Office for said County.

Said Lot No. 224 fronts 75 feet on the westerly side of Martingale Drive and runs back 149.4 feet on the northerly line and 154 feet on the southerly line to a dead line, measuring 75 feet thereon.

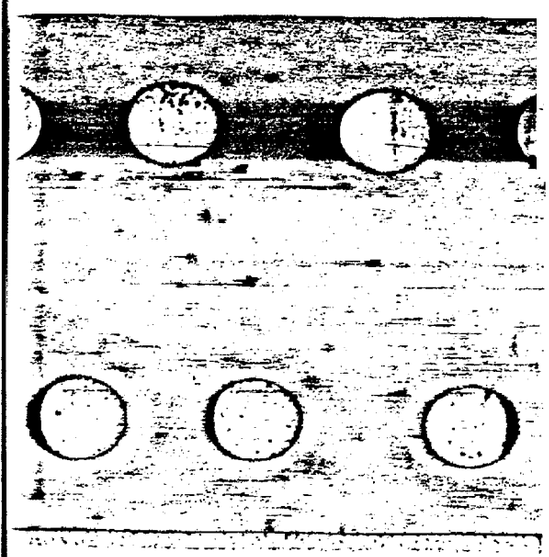
Being the same property conveyed to June C. Luffman and Judy C. Stephens, by Quitclaim Deed from Mayme Carter, of record in Book 9826, Page 985, Register's Office for Davidson County, Tennessee. The said Mayme Carter having retained a life estate interest. The said Mayme Carter having since died.

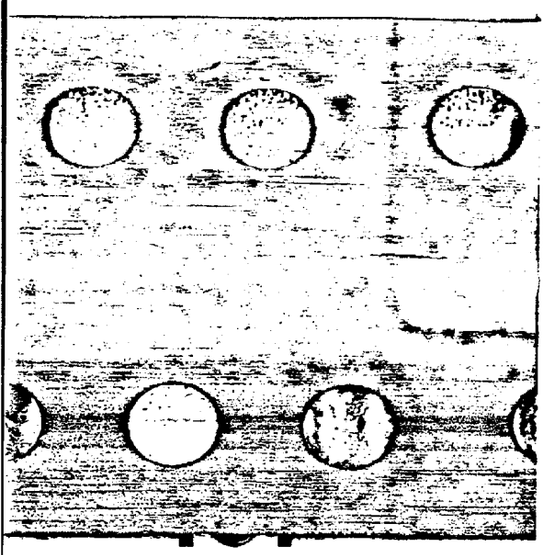
THIS IS IMPROVED PROPERTY KNOWN AS 224 MARTINGALE DRIVE, OLD HICKORY, TENNESSEE, 37138.

0233318
IDENTIF. & REFERENCE

96 OCT -7 AM 8:33
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

7039 10/07 0101 03CHECK
(3)
3259-05





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10217 PG 174

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

DAMT 66500.00
CON TX 246.05
PRFEE 1.00
WDEED 12.00
TOTAL 259.05
CHECK 259.05

10/07/96 01 08:37 0001 7039

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0233318
IDENTIF. & REFERENCE

96 OCT -7 AM 8:33

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1074107

No. [redacted]