10221:552

0234815

IDENT.F. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

98 OCT 10 AM 10: 10

REGISTER
DAVIDSON CO. TN.

W & I Ref: (cmw) Title No: 38232
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Ken Roberts, Jr. Susan Fondren 2910 Belmont Boulevard Nashville, TN 37212	First Republic Mortgage Corporation 3212 West End Avenue, Suite 500 Nashville, TN 37203

TAX MAP-PARCEL NUMBERS: 117-8-116 24W 635

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kirk C. Dearman and spouse, Deby Dearman,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ken Roberts, Jr. and Susan Fondren, as joint tenants with rights of survivorship,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 2 on Map 4 of the Subdivision Lot 160 and other lots on the plan of Victoria Place of record in Book 421, page 4, Register's Office for said County.

SAID Lot No. 2 fronts 55 feet 4 3/4" on the southeasterly margin of Belmont Boulevard and extends back 160 feet on the northeasterly line and 161 feet on the southwesterly line to an alley in the rear..

BEING the same property conveyed to Kirk C. Dearman and wife, Deby Dearman by deed from Paul D. Goddard, Jr. and wife, Caroline W. Goddard of record in Book 9476, page 73, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property, known as: 2910 Belmont Boulevard, Nashville, TN 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

BOOK 10221 PG 853

WITNESS THE EXECUTION HEREOF this 9th day of October, 1996.

Kirk C. Dearman

Kirk C. Dearman

Deby Dearman

Deby Dearman

State of Tennessee
County of Davidson

On this 9th day of October, 1996, before me the undersigned authority, personally appeared **Kirk C. Dearman** and **Deby Dearman**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY WILKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 185000.00

Affiant

Sworn and subscribed before me on the 9th day of October, 1996.

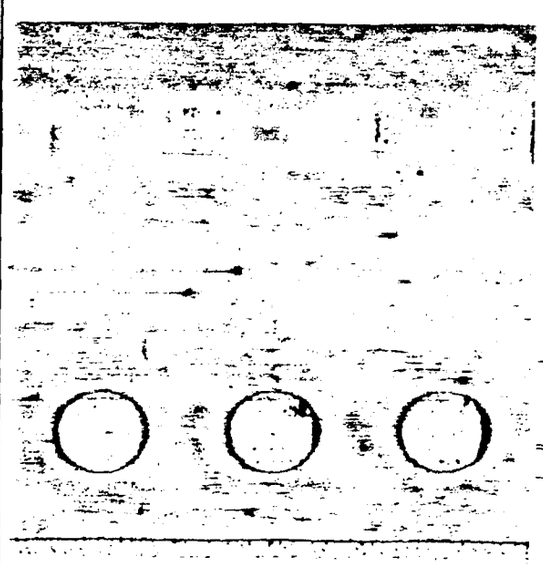
Notary Public

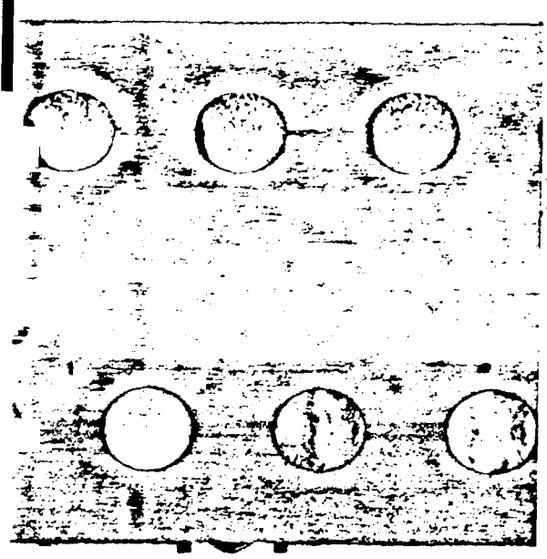
My Commission Expires: _____

CHRISTY WILKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 9/18/99

8632 10/10 0101 03CHECK 693.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10221 PG 854

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	
				185000.00
			CON TX	684.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	693.50
			CHECK	693.50
10/10/96	01		10:13 0001	8632

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0234815
IDENTIFICATION REFERENCE

96 OCT 10 AM 10:10
REGISTER
DAVIDSON COUNTY, TN.

Nº 1075685

No. [redacted]