Deed 58

WARRANTY DEED

BOOK 10226 PG 254

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 246,700.00

Herman A. Moore, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
10th DAY OF October 19 96

Ann B Waddell
Notary Public

MY COMMISSION EXPIRES: 1/29/2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Herman A. Moore, Jr. (NAME)	First American National Bank (NAME)	MAP 64-1
204 Montchanin Drive (ADDRESS)	P.O. Box 290396 (ADDRESS)	PARCEL 29
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Nashville, TN 37229-0396 (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, Dorris B. Calvin, Jr. and wife, Ruby S. Calvin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Herman A. Moore, Jr. and wife, Sherry L. Moore

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. 197 on the Plan of Brandywine Farms, Section Nine, of record in Book 4460, page 40, Register's Office for said County, Tennessee, to which plan reference is hereby made.

BEING the same property conveyed to Dorris B. Calvin, Jr. and wife, Ruby S. Calvin by deed from Sam Crosby Vinson and wife, Phyllis Allen Vinson of record in Book 8318, page 204, Register's Office for Davidson County, Tennessee.

The above legal description is the same as used on the prior Deed.

This conveyance is subject to 1996 taxes, paid, prorated and assumed by the Grantees the day of closing; all matters as shown on the plan of record in Book 4460, page 40; restrictive covenants of record in Book 3816, page 544; Book 3822, page 851, extended in Book 6371, page 372, and Book 6691, page 977, said Register's Office; and any and all easements located on the premises.

IDENTIFICATION REFERENCE

96 OCT 15 PM 4:04

REGISTER
DAVIDSON COUNTY, TN.

0334 10/15 0101 03CHECK 921.79

unimproved ( )
This is improved (X) property, known as 204 Montchanin Drive, Old Hickory, TN 37138
(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 10th day of October 19 96

Dorris B. Calvin, Jr.

Ruby S. Calvin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10226 PG 255

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dorris B. Calvin, Jr. and wife, Ruby S. Calvin

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 10th day of October 19 96.

Commission expires 1/29/2000

Ann B Wactor
Notary Public

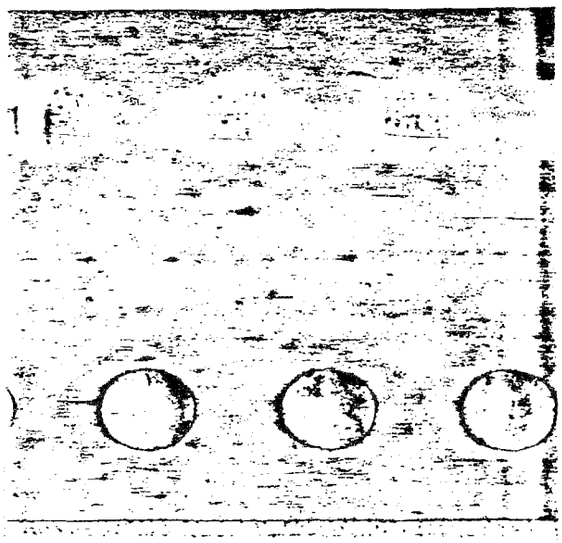
STATE OF TENNESSEE
COUNTY OF

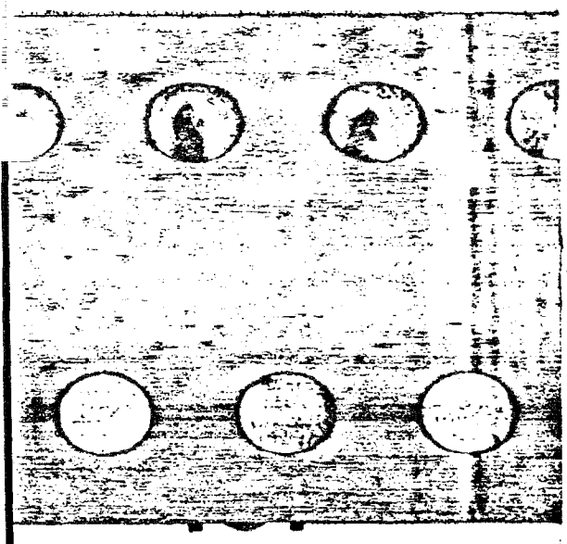
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that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





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10226 PG 256

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	
				246700.00
			CON TX	912.79
			PRFEE	1.00
			WDEED	8.00
			TOTAL	921.79
			CHECK	921.79
10/15/96		01	16:06 0001	0334

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0236415
IDENTIF. & REFERENCE

96 OCT 15 PM 4:04
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

Nº 1077375

No. [redacted]