BOOK 10229 PG 92

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 118,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 2-14-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 5211 Maryland Way, Suite 1060, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tisha C. Brewer (NAME)	Tisha C. Brewer (NAME)	162-16D-2CO
4805 Honey Grove Drive (ADDRESS)	4805 Honey Grove Drive (ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Antioch, Tennesssee 37013 (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, Gary A. Rich and wife, LeAnne Rich

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tisha C. Brewer and Peggy D. Brewer, both unmarried

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. 64 on the Plan of Section One, Honey Brook Subdivision, a Residential Planned Unit Development, of record in Plat Book 7900, page 254, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Gary A. Rich, unmarried by deed from Barry Contruction Company, a Tennessee Corporation of record in Book 8615, page 792, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

LeAnne Rich, wife of Gary A. Rich joins into the execution of this instrument for the sole purpose of conveying all interests, if any, which she may have in the aforedescribed real property by virtue of her marriage.

unimproved ( )
This is improved (X) property, known as 4805 Honey Grove Drive, Antioch, Tennessee 37013
(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

Gary A. Rich

LeAnne Rich

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gary A. Rich and wife, LeAnne Rich

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 Brentwood, Tennessee, this 30th day of September 19 96.

Commission expires 2-14-98

W. Brad Ad
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_____.

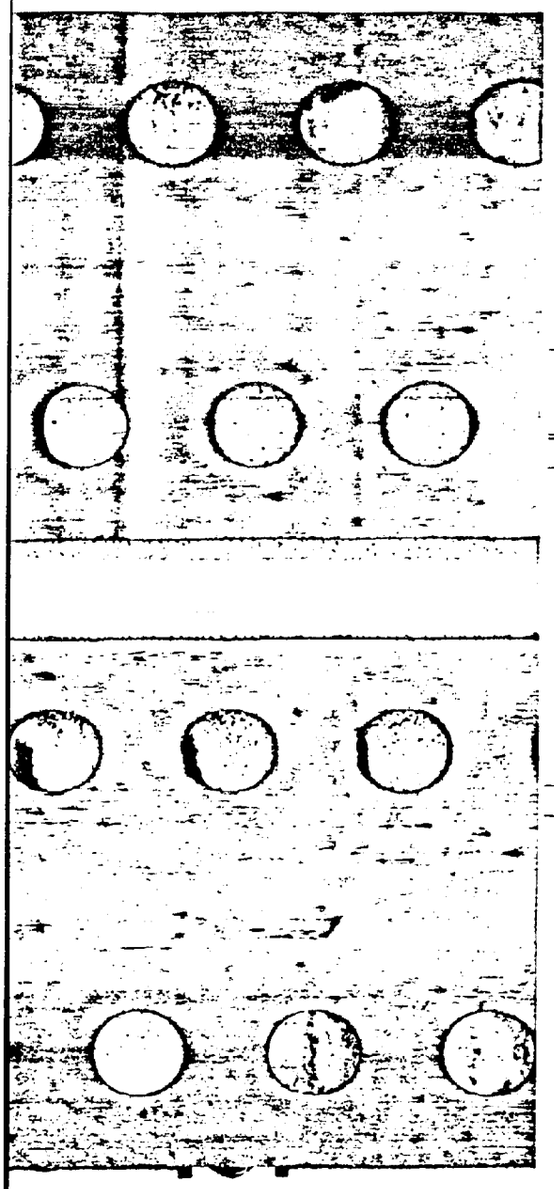
My commission expires _____

_____
Notary Public

0237333
IDENTIF. ← REFERENCE

96 OCT 18 AM 8:54
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

1318 10/18 0101 03CHECK 447.45



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10229 PG 94

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	118500.00
			CON TX	438.45
			PRFEE	1.00
			WDEED	8.00
			TOTAL	447.45
			CHECK	447.45
10/18/96	01		08:55 0001	1318

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0237333 IDENTIF. ↑ REFERENCE

96 OCT 18 AM 8:54

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

№ 1078330

No. [redacted]