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

W & I Ref: (cmw) Title No: 38321
Dav. Co. File: Box 8

BOOK 10239 PG 50

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jeffrey R. Fleming Laura F. Fleming 116 Lafayette Court Nashville, TN 37205	FTB Mortgage Services P.O. Box 146 Memphis, TN 38101

TAX MAP-PARCEL NUMBERS: 130-1-76 07DZ 29095

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 **Andrew Sona Allen,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Jeffrey R. Fleming and spouse, Laura F. Fleming,** 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 Lots Nos. 27 and 28 on Block 3 on the Plan of the Courts of Belle Meade, as of record in Book 547, page 141, Register's Office for said County. Said lots fronts together 60 feet on the westerly side of LaFayette Court, and run back between parallel lines, 145 feet to a dead line.

BEING the same property conveyed to Lelia Dews Allen by deed from L. Ralph Gibbons, Jr. and wife, Carol D. Gibbons of record in Book 3570, page 127, Register's Office for said County. Lelia Dews Allen died, unmarried and testate. By Will of record in Will Book 202, page 566 Probate Court Clerks Office for Davidson County, Tennessee, the said Lelia Dews Allen devised subject property to Andrew Sona Allen, (see Executor's Quitclaim Deed of record in Book 10143, page 337, said Register's Office).

Description Reference: The description is the same as that used in the last deed prior to this transaction..

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: 116 Lafayette Court, Nashville, TN 37205

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.

WITNESS THE EXECUTION HEREOF this 24th day of October, 1996.

Andrew Sona Allen

State of Tennessee
County of Davidson

On this 24th day of October, 1996, before me the undersigned authority, personally appeared **Andrew Sona Allen**, 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.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ 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: $ 128300.00

Affiant

Sworn and subscribed before me on the 24th day of October, 1996.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

4964 10/28 3101 03CHECK 4 83.71

96 OCT 28 PM 2:00

REGISTER
DAVIDSON COUNTY, TN.

0240705

IDENTIFICATION REFERENCE

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

RECEIVED OF _____

FOR _____

BOOK 11239 PG 52

CO CONVEYANCE
MO MORTGAGE
WD WARRANTY DEED
TD TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CHMT	
				128300.00
			CON TX	74.71
			PRFEE	1.00
			WDEED	8.00
			~~TOTAL~~	~~83.71~~
			~~CHECK~~	~~83.71~~
10/28/96	01		14:02 0001	4964

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0240705
IDENTIF. # REFERENCE

96 OCT 28 PM 2:00
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

VOID
CON TX 74.71
CON TX 474.71
~~TOTAL 400.00~~
~~CHECK 400.00~~
10/28/96 01 14:02 0001 4965
4965 10/28 0101 No. 1081925

Total $ 483.71 No.