BOOK 10247 PG 372

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 93,000.00

Paul W. Rhoton
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 1st DAY OF November 19 96

Lea A. Perkins
NOTARY PUBLIC

My Commission expires: 1-29-2000

THIS INSTRUMENT PREPARED BY
T. LARRY EDMONDSON, ATTORNEY AT LAW
SECOND FLOOR, 808 BROADWAY, NASHVILLE, TN 37203

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Paul W. Rhoton (NAME)	Same (NAME)	073-08-0-021
1005 Potter Lane (ADDRESS)	(ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Laban B. Hilton and wife, Reba P. Hilton

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Paul W. Rhoton and wife, Janice Rhoton

hereinafter called the **GRANTEES**, their 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. 1 on the Plan of Sutherland Heights, Section 1, as of record in Book 2663, Page 18, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Laban B. Hilton and wife, Reba P. Hilton by Deed from Howard L. Watkins and wife, Dorothy P. Watkins of record in Book 8699, Page 666, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Sanitary Sewer and/or Storm Drainage Easement of record in Book 7121, Page 163, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 1468, Page 405 which were made applicable of record in Book 2634, Page 264; Book 2634, Page 207 and Book 2692, Page 19 as re-recorded in Book 2692, Page 353, said Register's Office.

This conveyance is made subject to any and all existing restrictions and easements of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2885 A & B McGavock Pike, Nashville, TN 37214
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 1st day of November, 19 96.

Laban B. Hilton
Laban B. Hilton

Reba P. Hilton
Reba P. Hilton

INDIVIDUAL ACKNOWLEDGMENTS:

BOOK 10247 PG 873

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Laban B. Hilton and wife, Reba P. Hilton, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 1st day of November, 1996.

My Commission expires:
1-29-2000

Lea S. Richardson
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____
Notary Public

02430089

NOV 22 AM 11:12
PAUL A. LEGISTER
DAVIDSON COUNTY, TN.

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

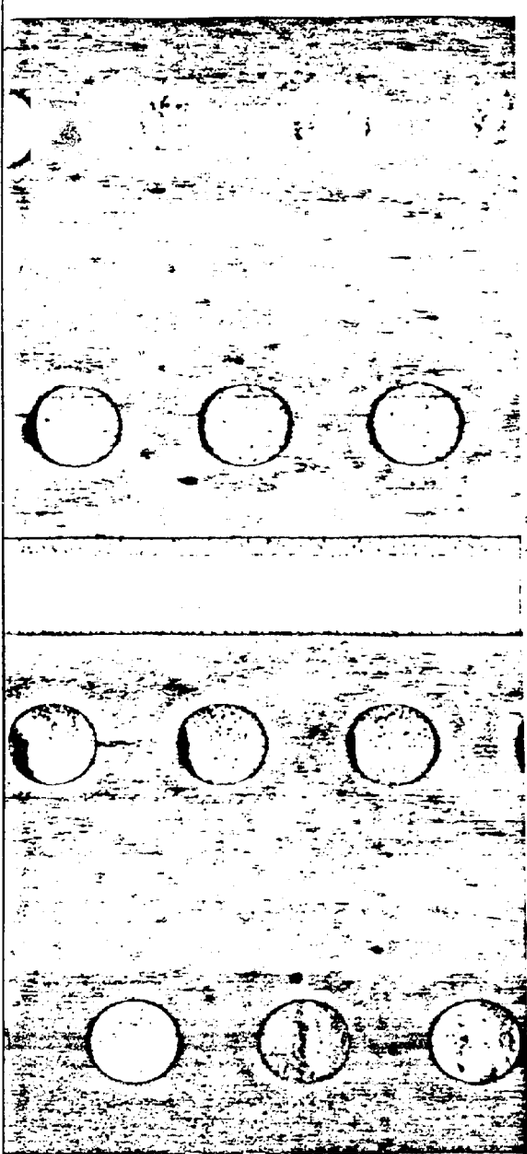
Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____
Notary Public

75 04 01 03 CHECK 313.10

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



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

RECEIVED OF _____

FOR _____

BOOK 10247 PG 874

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 93000.00
				CON TX 344.10
				PRFEE 1.00
				WDEED 8.00
				TOTAL 353.10
				CHECK 353.10
11/04/96	01	11:15	0001	7535

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0243089
IDENTIF. # REFERENCE

96 NOV -4 AM 11:12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1084469