WARRANTY DEED

BOOK 10243 PG 428

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 84,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 5/24/97
(AFFIX SEAL)

PATRICIA NICHOLLS NOTARY PUBLIC LARGE DAVIDSON CO.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
S. Dawn Cunningham	First American National Bank	MAP 75-9
(NAME)	(NAME)	
212 Bonnalynn Drive	First American Center	PARCEL 95
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Nashville, TN 37237	
(CITY) (STATE) (ZIP)	(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, Randy B. Shook, a married person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO S. Dawn Cunningham and husband, David A. Cunningham

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:

BEING Lot No. 233, on the plan of Hermitage Hills, Section 11 Revised, of record in Plat Book 2900, Page 112, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Randy B. Shook by deed from Bryn Renee St. John, unmarried, of record in Book 10162, Page 108, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 3096, Page 5, Register's Office for said County.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

7544 11/04 0101 03CHECK 358.65

This is unimproved ( ) improved (X) property, known as 212 Bonnalynn Drive, Hermitage, TN 37076
(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 my hand this 30th day of October 19 96

Randy B. Shook

Randy B. Shook

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BK 10243 PG 429

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Randy B. Shock, a married person.

the bargainor ____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of October, 19 96.

Commission expires 5/24/97

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

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____.

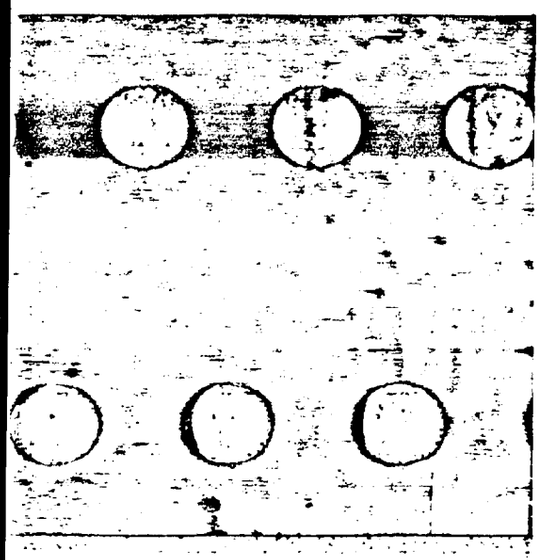
My commission expires ____

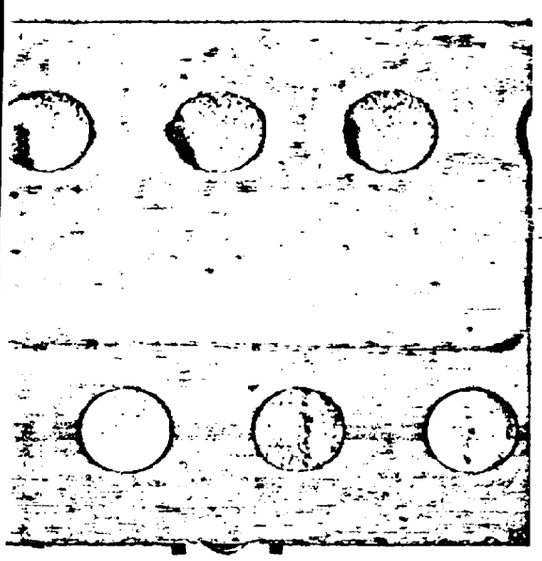
Notary Public

024392
IDENTIFICATION REFERENCE

96 NOV -4 PM 2:03

REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 10243 PG 430

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 94500.00
CON TX 349.65
PRFEE 1.00
WDEED 8.00
TOTAL 358.65
CHECK 358.65

11/04/96 01 14:06 0001 7644

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0243192
IDENTIF. ↑ REFERENCE

96 NOV -4 PM 2:03
REGISTER
DAVIDSON COUNTY, TN.

No. 1084576