FILE BOX 45

WARRANTY DEED

BOOK 10248 PG 787

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 138,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31st DAY OF October 19 96

Notary Public

MY COMMISSION EXPIRES May 24, 1997
(AFFIX SEAL)

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia Ann Richards (NAME)	First American National Bank (NAME)	MAP 64-16-0-A
124 General Jackson Lane (ADDRESS)	First American Center (ADDRESS)	PARCEL 124CO
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Nashville, TN 37237 (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, Dorothy M. Boone and Larry E. Davis, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia Ann Richards , 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:

BEING Unit No. 124 on the Plan of Jackson Meadow, Phase I, Section I, according to the Master Deed of record in Book 7433, page 236, as amended in Book 7434, page 642, in the Register's Office for Davidson County, Tennessee, and more particularly described in Plat Book 6900, page 527, Register's Office for said County, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Dorothy M. Boone and Larry E. Davis, unmarried by deed from Tresha Ann Steele, unmarried, of record in Book 9015, Page 885, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 7433, Page 236; and Book 7434, page 642, Register's Office for said County.

7753 11/04 0101 03CHECK 151.45

unimproved ( )
This is improved (X) property, known as 124 General Jackson Lane, 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 our hand s this 29th & 30th day of October 19 96

Dorothy M. Boone

Larry E. Davis

DOROTHY TRAEGER
Commission #1083781
Notary Public — California
Orange County
My Comm. Expires Jan 21,2000

1851 E 1st St 6th Fl Santa Ana CA 92705

STATE OF CALIFORNIA
COUNTY OF ORANGE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Dorothy M. Boone and~~ Larry E. Davis, ~~both~~ unmarried

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 ____ Santa Anna, California, this 29th day of October, 19 96.

Commission expires ____ 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

BOOK 10248 PG 788

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dorothy M. Boone, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of October, 1996.

My Commission Expires: 5-24-97

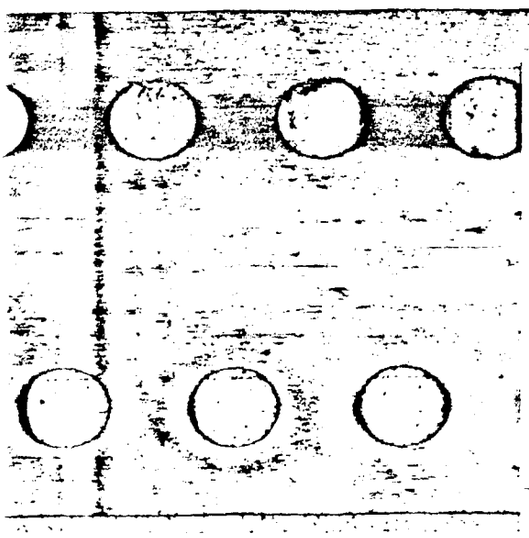
Notary Public

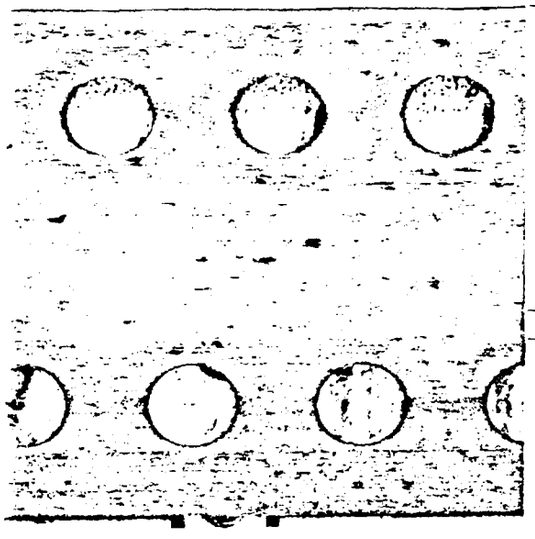
PATRICIA NICHOLLS
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENNESSEE

0243306
IDENTIFICATION REFERENCE

96 NOV -4 PM 2:51

REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 10248 PG 789

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	38500.00
CON TX	142.45
PRFEE	1.00
WDEED	8.00
TOTAL	151.45
CHECK	151.45

11/04/96 01 14:55 0001 7758

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0243306
IDENTIFICATION REFERENCE

96 NOV -4 PM 2:51
REGISTER
DAVIDSON COUNTY, TN.

No. 1084690