10268 827

96-1991
PN/se

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,000.00

Billie Thompson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF November 19 96

L Chandler, D.C.
Notary Public

~~MY COMMISSION EXPIRES:~~
~~(AFFIX SEAL)~~

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
Clarence A. Thompson et ux (NAME)	First American National Bank (NAME)	Map 083-14-0
279 Delvin Drive (ADDRESS)	First American Center (ADDRESS)	Parcel 295.00
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37237 (CITY) (STATE) (ZIP)	

mail

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, /I, S. J. Askins, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clarence A. Thompson and wife, Barbara B. Thompson

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 the easterly 32.5 feet of Lot No. 341 on the Plan of Edgefield Land Company's second Subdivision, of record in Book 57, Page 152, Register's Office for Davidson County, Tennessee, described as follows:

SAID part of said Lot fronts 32.5 feet on the southerly side of Boscobel Street and runs back between parallel lines along the westerly margin of an alley 122 feet to another alley in the rear.

BEING the same property conveyed to S. J. Askins by deed from C. A. Thompson and wife, Barbara Thompson, of record in Book 8985, Page 90, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1622 Boscobel Street (House Number) (Street) Nashville, TN 37206 (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 31 day of OCTOBER 1996

x S. J. Askins
S. J. Askins

BOOK 10268 PG 828

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 S. J. Askins

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 31 day of October, 1996.

Commission expires 3-25-2000

Notary Public

(Affix Seal)

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_____.

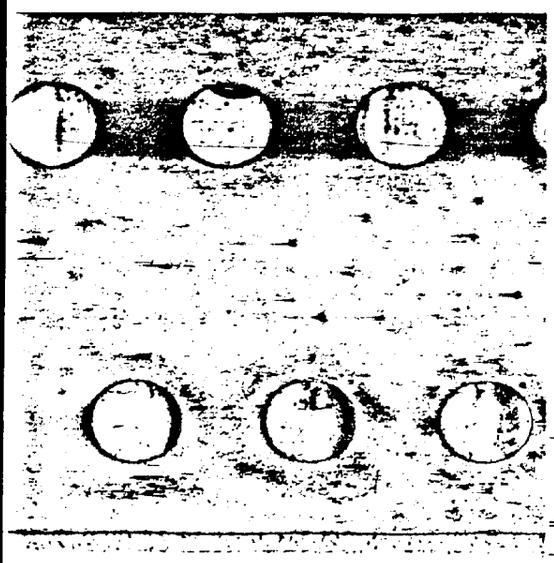
My commission expires _____

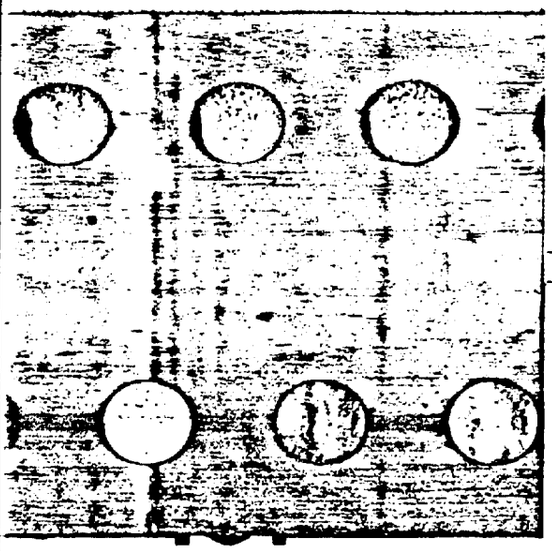
_____
Notary Public

02488876
IDENTIF. & REFERENCE

96 NOV 21 PM 2:12
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

7936 11/21 0101 03CHECK 16.40





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

RECEIVED OF _____

FOR _____

BOOK 10266 PG 829

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 2000.00
				CON TX 7.40
				PRFEE 1.00
				WDEED 8.00
				TOTAL 16.40
				CHECK 16.40
			11/21/96 01	14:11 0001 7936

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02488876
IDENTIF. & REFERENCE

96 NOV 21 PM 2:12

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1090641