This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
5111 Maryland Way, Ste. 205
Brentwood, TN 37027
(615) 221-0032

24

ADDRESS NEW OWNER:
Gary L. Boyd and Patricia Queen Boyd
6708 Duquaine Court
Nashville, TN 37205

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 115-9
PARCEL 65

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Angela Scesa, unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Gary L. Boyd and wife, Patricia Queen Boyd, tenancy by the entirety , 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 land in Davidson County, Tennessee, being Lot No. 171 on the plan of Section Eight, West Meade Estates of record in Book 3700, Page 31, Register's Office for said County.
>
> Said Lot No. 171 fronts 150.00 feet on the broken easterly margin of Duquaine Court and extends back 226.6 feet on the northerly line and 389.52 feet on the southerly line to a dead line in the rear, measuring 207.69 feet thereon.
>
> Being the same property conveyed to Angela Scesa , by deed from John L. Kennedy and spouse, Eleanor R. Kennedy of record in Book 10005, Page 48, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

Subject to Restrictios of record in Book 3934, Page 115 and amended in Book 4503, Page 111, Register's Office, Davidson County, Tennessee.

Subject to all matters on Plan of record in Book 3700, Page 31, Register's Office, Williamson County, Tennessee.

0383 12/02 0101 03CHECK 841.50

This is improved property known as 6708 Duquaine 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 Gary L. Boyd and wife, Patricia Queen Boyd, their heirs and assigns, forever; and we, Angela Scesa, unmarried 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 21st day of November, 1996.

BOOK 10275 PG 287

Angela Scesa

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Angela Scesa, unmarried the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this the 21st day of November, 1996.

NOTARY PUBLIC

ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

My Commission Expires 5-23-98

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual value or consideration, whichever is greater, for this transfer is $ 225,000.00.

AFFIANT

Subscribed and sworn to before me this 21st day of November, 1996.

NOTARY PUBLIC
My Commission Expires:

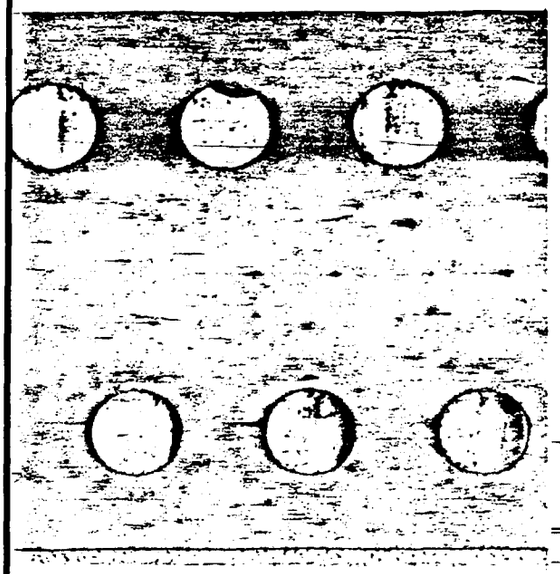
ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

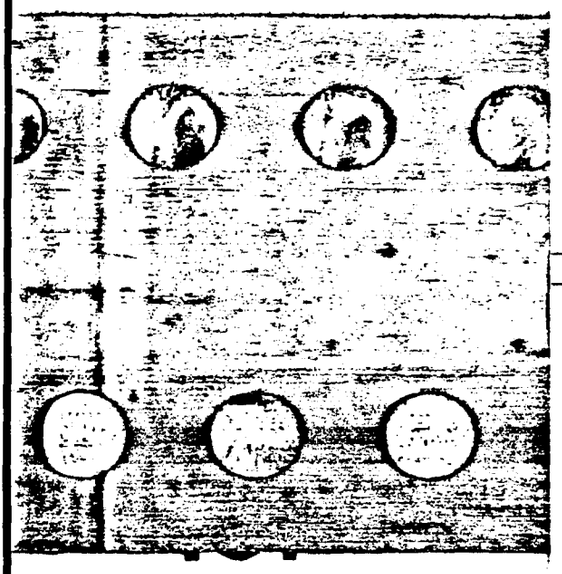
My Commission Expires 5-23-98

0251152
IDENTIF. ↑ REFERENCE

96 DEC -2 AM 11:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

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 10275 PG 288

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 225000.00
				CON TX 832.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 841.50
				CHECK 841.50
12/02/96	01			11:09 0001 0383

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0251152
IDENTIF. ↑ REFERENCE

96 DEC -2 AM 11:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1093059