BOOK 10275 PG 777

File in Box No. 19 B

WARRANTY DEED

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE #96-11-46-B
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 97,000.00

Timothy W Bolton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF November 19 96

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TIMOTHY W. BOLTON	COLUMBIA NATIONAL INCORPORATED	MAP 162-10
(NAME)	(NAME)	
637 Roxanne Drive	P. O. Box 3050	PARCEL 184
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Columbia, MD 21045-6050	FB #05DU-61174
(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, DAVID H. McELHATTEN and wife, ANGELA G. McELHATTEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TIMOTHY W. BOLTON AND WIFE, THERESA L. BOLTON

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 Lot No. 189 on the Plan of Brook View Estates, Section 2, as of record in Book 4460, Page 163, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to David H. McElhatten and wife, Angela G. McElhatten, by Deed from Augustinus R. Rinaldy and wife, Tek Lien Rinaldy, of record in Book 8749, Page 27, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 4689, Page 561, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

THIS instrument is being executed in behalf of David H. McElhatten and wife, Angela G. McElhatten pursuant to a Power of Attorney executed by same on the 13th day of November, 1996, and being filed for record simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 637 Roxanne Drive, Antioch, TN 37013
(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 27th day of November 1996

DAVID H, McELHATTEN David H. McElhatten
By: Kenneth R. Fielder
Kenneth R. Fielder, Attorney-in-fact

ANGELA G, McELHATTEN Angela G. McElhatten
By: Kenneth R. Fielder
Kenneth R. Fielder, Attorney-in-fact

DCTN01WC

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on 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 _____ _____, Tennessee, this _____ day of _____ 19_____ .

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 27th day of November, 1996, before me personally appeared KENNETH R. FIELDER, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence) in behalf of DAVID H. McELHATTEN AND WIFE, ANGELA G. McELHATTEN, and acknowledged that he executed the same as the free act and deed of the said DAVID H. McELHHATEN AND WIFE, ANGELA G. McELHATTEN.

Notary Public

My Commission Expires: July 24, 1999

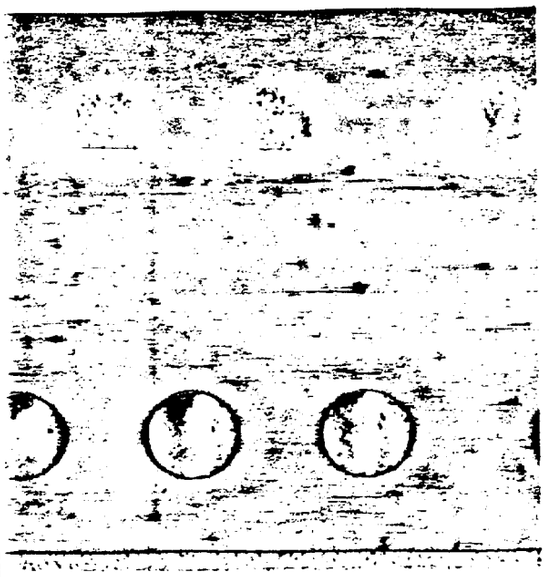
SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

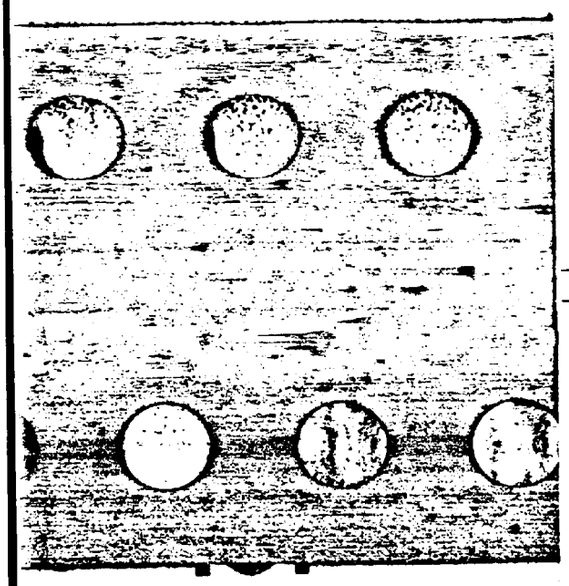
0251300
IDENTIF. ↑ REFERENCE

96 DEC -2 PM 12:59
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0532 12/02 0101 03CHECK 367.90

DCTN01WC





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10275 PG 779

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 97000.00
CON TX 358.90
PRFEE 1.00
WDEED 8.00
TOTAL 367.90
CHECK 367.90

12/02/96 01 13:02 0001 0532

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0251300
IDENTIF. ↑ REFERENCE

96 DEC -2 PM 1:00
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1093207