BOOK 10278 PG 869

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF November 19 96

Notary Public

MY COMMISSION EXPIRES: June 10, 1998
(AFFIX SEAL)

DEBRA NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE LARGE AT

MAIL

THIS INSTRUMENT WAS PREPARED BY
CHARLES HILL BEATY BPR#2282, 5550 FRANKLIN ROAD, SUITE 103, NASHVILLE, TN 37220

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT HANKINS, JR. (NAME)	71 Abingdon Ct (NAME)	MAP 172-01-0A
104 CHUZZLEWIT DOWN (ADDRESS)	Brentwood, TN (ADDRESS)	PARCEL 066.00 CO
BRENTWOOD, TN 37027 (CITY) (STATE) (ZIP)	37027 (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, JAMES S. BAILEY, JR AND WIFE, DOVIE J. BAILEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT HANKINS, JR., MARRIED

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. 66 on the Plan of Copperfield Revised of record in Plat Book 6900, pages 555-559, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to James S. Bailey, Jr. and wife, Dovie J. Bailey by deed from Advantage Builders, Inc. of record in Book 9349, page 716, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to covenants, conditions and restrictions of record in Book 6779, page 296, Book 6783, page 973, Book 7071, page 482, and Book 7208, page 889, 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 is improved (X) unimproved ( ) property, known as 104 CHUZZLEWIT DOWN, BRENTWOOD, TN 37027
(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 day of November, 19 96

James S. Bailey, Jr.
JAMES S. BAILEY, JR

Dovie J. Bailey
DOVIE J. BAILEY

BOOK 10278 PG 870

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 JAMES S. BAILEY, JR AND WIFE, DOVIE J. BAILEY

the bargainor S with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at C. NASHVILLE, Tennessee, this 29th day of November, 96.

Commission expires June 10, 1998

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, 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 _____

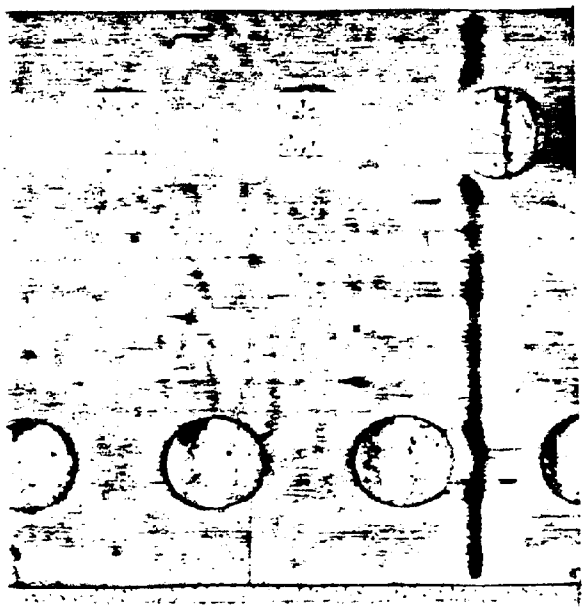
_____
Notary Public

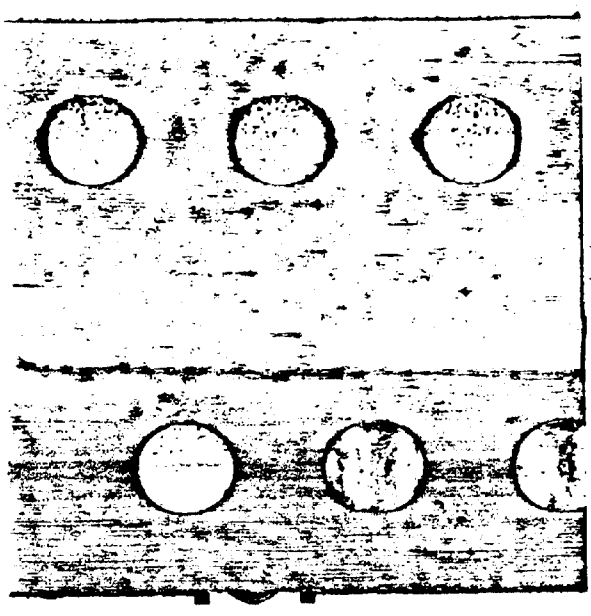
02252253
IDENTIF. ↑ REFERENCE

96 DEC -3 PM 2:30

RECORDED
KAY C. WILSON REGISTER
DAVIDSON COUNTY, TN.

1556 12/03 0101 03CHECK 195.85





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10278 PG 871

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 50500.00
CON TX 186.85
PRFEE 1.00
WDEED 8.00
TOTAL 195.85
CHECK 195.85

12/03/96 01 14:32 0001 1556

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0252253
IDENTIF. ↑ REFERENCE

96 DEC -3 PM 2:30

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1094225