Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #96-1226

WARRANTY DEED

BOOK 10288 PG 765

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Richard A. Speitel,** and **Samuel L.** PANTER hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Melanie A. Nelson,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, Being Lot No. 29 on the Plan of West Meade Farms, Section 3, as of record in Book 1835, page 4, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Richard A. Speitel and Samuel L. Jackson, both unmarried, by deed of record in Book 8641, Page 492, RODC.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

0255250
IDENTIF. A REFERENCE

96 DEC 12 PM 2:10

DAVIDSON COUNTY, TN.

This is improved property, known as: 129 Haverford Drive, 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 Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 11th day of December, 1996

Richard A. Speitel

Samuel L. Panter

BOOK 10288 PG 766

State of Tennessee)
County of Davidson)

On this the 11th day of December, 1996, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Richard A. Speitel and Samuel L. Panter**, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 11-22-97

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$206,043.00**.

Affiant

Sworn and subscribed before me on this the 11th day of December, 1996.

Notary Public

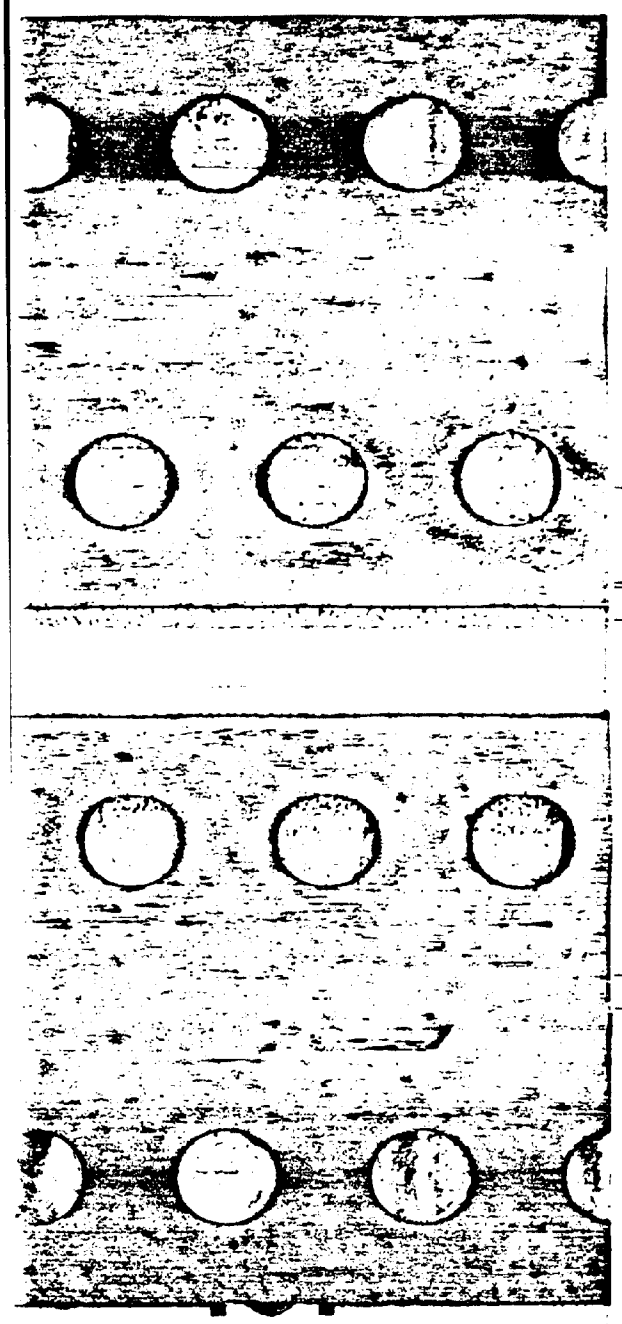
My Commission Expires: 11-22-97

NEW OWNER:
Melanie A. Nelson
129 Haverford Drive
Nashville, TN 37205

RESPONSIBLE FOR TAX PAYMENT:
SunTrust Bank
201 4th Avenue North
Nashville, TN 37219

TAX MAP-PARCEL #:
116-13-30

4997 12/1 0101 03CHECK 771.36



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10288 PG 767

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 206043.00
CON TX 762.36
PRFEE 1.00
WDEED 8.00
TOTAL 771.36
CHECK 771.36
12/12/96 01 14:09 0001 4997

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0255250
IDENTIF. # REFERENCE

96 DEC 12 PM 2:

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

No. 1097621