BOOK 10312 PG 857

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 59,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December 19 96

Notary Public

MY COMMISSION EXPIRES January 24, 1998
(AFFIX SEAL)

AARON ADAMS NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathan D. Townsend	Guaranty Trust Company	Map 96-07-0-A
(NAME)	(NAME)	
218 Hickory Hill Court	P. O. Box 1218	Parcel 3.00 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Murfreesboro, TN 37133-1218	
(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, Michael S. Hutchins, by and through Fran Haworth, Attorney In Fact, and wife, Cindy C. Hutchins, by and through Fran Haworth, Attorney In Fact HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nathan D. Townsend, unmarried

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:

A certain condominium apartment in Davidson County, Tennessee, being Lot No. 7, Unit No. 2, on the Plan of Bianca Square Condominiums, Units 1 through 28, of record in Book 5800, page 101, as amended in Book 5200, page 661, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said unit.

Being the same property conveyed to Michael S. Hutchins and wife, Cindy C. Hutchins by Deed of record in Book 6311, page 617, Register's Office for Davidson County, Tennessee.

Fran Haworth executes this instrument on behalf of Michael S. Hutchins and wife, Cindy C. Hutchins, pursuant to Power Of Attorney which is recorded simultaneously herewith.

MAIL ENV.
97 JAN -7 AM 8:41
REGISTER
DAVIDSON COUNTY, TN.

02621112
IDENTIF. ↑ REFERENCE

unimproved ( )
This is improved (XX) property, known as 218 Hickory Hill Court, Nashville, TN 37214
(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 my hand this 31st day of December, 19 96

Michael S. Hutchins

By: Fran Haworth atty in fact
Fran Haworth, Attorney In Fact

Cindy C. Hutchins

By: Fran Haworth atty in fact
Fran Haworth, Attorney In Fact

BOOK 10312 PG 858

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 Fran Haworth

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 31st day of December 19 96

Commission expires January 24, 1998

Aaron Adams
Notary Public

AARON ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

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

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Fran Haworth, with whom I am personally acquainted or who proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney In Fact for Michael S. Hutchins and wife, Cindy C. Hutchins, and is authorized by Michael S. Hutchins and wife, Cindy C. Hutchins, to execute this instrument on their behalf.

Witness my hand and official seal at Goodlettsville, Tennessee, on this 31st day of December, 1996.

My commission expires:
January 24, 1998

AARON ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

Aaron Adams
Notary Public

WARRANTY DEED
FROM
TO
RETURN TO:

2651 01/07 0101 03CHECK 230.63



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

RECEIVED OF _____

FOR _____

BOOK 10312 PG 859

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 59900.00
				CON TX 221.63
				PRFEE 1.00
				WDEED 8.00
				TOTAL 230.63
				CHECK 230.63
01/07/97	01	08:42	0001	2651

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02621 12
IDENTIF. ↑ REFERENCE

97 JAN -7 AM 8:41

REGIS
DAVIDSON COUNTY, TN.

No. 1105186