Dav. Co. Box - jb

FORM NO WD-1

4

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 232,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF MARCH 19 97

Notary Public

MY COMMISSION EXPIRES: 11/28/98
(AFFIX SEAL)

BOOK 10370 PG 983

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS L. CUMMINGS, JR. (NAME)	SAME (NAME)	130-16-37
4506 Carlton Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	FH 4825
Nashville, TN 37215 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 I, RICHARD BRYAN, An Unmarried Person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS L. CUMMINGS, JR., as to an undivided one-half interest, and Timothy J. Cummings, Sr. and wife, Denise H. Cummings, as to an undivided one-half*

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. 7 on the Plan of Cherry Acres Subdivision, as of record in Book 2083, Page 35,** Register's Office for said County.

SAID Lot No. 7 fronts 180 feet on the easterly margin of Carlton Drive, and extends back 262.2 feet on the northerly line, and 257.2 feet on the southerly line, to a line on the rear on which it measures 180.1 feet.

BEING the same property conveyed to Richard Bryan by Quitclaim Deed from Michael S. Smith and wife, Tammy L. Smith of record in Book 10359, Page 751, Register's Office for Davidson County, Tennessee, and by Warranty Deed to Michael S. Smith and wife, Tammy L. Smith by deed from Julia Richter Johnson and Elizabeth Richter Ray and Patricia Ann Richter of record in Book 10048, Page 475, Register's Office for Davidson County, Tennessee.

*interest
** and amended in Book 5792, page 921

This is unimproved ( ) improved (X) property, known as 4506 Carlton Drive, Nashville, Tennessee 37215
(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 3rd day of March, 19 97

Richard F. Bryan

RICHARD BRYAN

BOOK 10370 PG 984

STATE OF TENNESSEE
Davidson County

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named RICHARD BRYAN, An Unmarried Person

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of March, 19 97.

Commission Expires 11/28/98

_____ Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

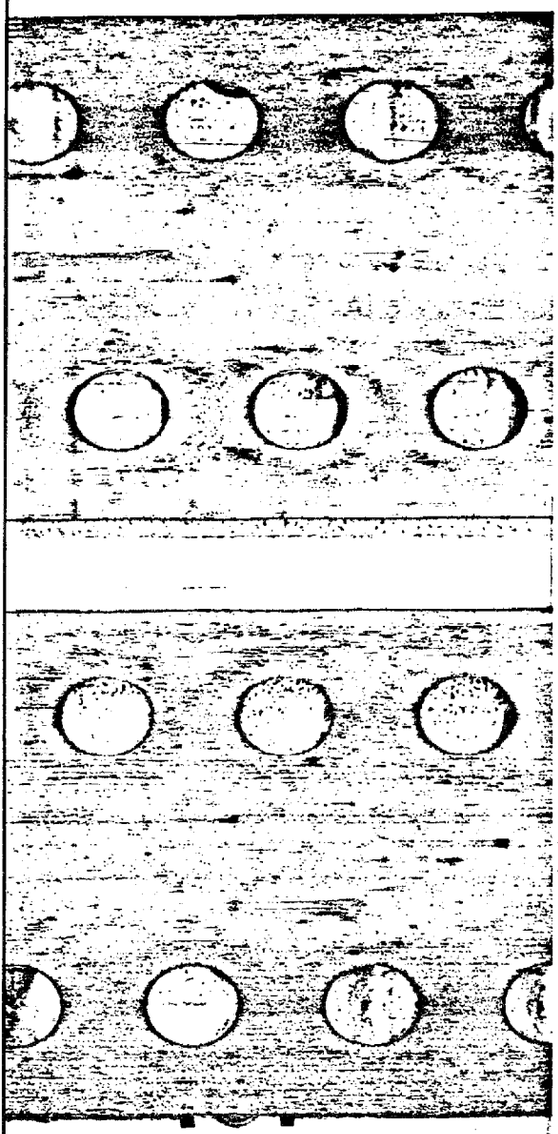
0279368

IDENTIF. & REFERENCE

97 MAR -6 AM 9:44

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

3200 03/06 0101 03CHECK 867.40



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10370 PG 985

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 232000.00
CON TX 858.40
PRFEE 1.00
WDEED 8.00
TOTAL 867.40
CHECK ~~867.40~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/06/97 01 09:48 0001 ~~3200~~

0279368
IDENTIF. # REFERENCE

97 MAR -6 AM 9:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1123585