BOOK 10487 PG 621

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 141,299.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF June 19 97

Notary Public

MY COMMISSION EXPIRES: 3/23/99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clinton B. Gwin (NAME)	Sunbelt National Mortgage (NAME)	MAP 118-9
963 Draughon Avenue (ADDRESS)	(ADDRESS)	PARCEL 208.00
Nashville, TN 37204 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	16DA-06420

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, Tara E. Cavazos, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clinton B. Gwin

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, TN, BEING Lot No. 6 on the Map of Yearwood Subdivision, a part of the Noel Estate, of record in Book 1424, page 48, and amended in Book 1627, Page 501, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Tara E. Cavazos, married, by deed from John H. Bizwell and wife, Bessie A. Bizwell, of record in Book 10381, Page 81, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1997 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 1424, page 48; restrictions of record in Book 1471, page 207; all of record in the Register's Office for Davidson County, Tennessee.

Gary Cavazos joins in this conveyance for the purpose of conveying all right, title and interest he might have in and to the above described property as spouse of Tara E. Cavazos.

97 JUN 10 AM 11:53
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

0314480
IDENTIF. → REFERENCE

Unimproved ( )
This is improved (X) property, known as 963 Draughon Avenue, Nashville, TN 37204
(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 6th day of June 19 97

Tara E. Cavazos

Gary Cavazos

STATE OF TENNESSEE
COUNTY OF

BOOK 10487 PG 622

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tara E. Cavazos, and husband Gary Cavazos

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 Brentwood, Tennessee, this 6th day of June, 1997.

Commission expires 3-27-99

GREGORY S. PERRONE NOTARY PUBLIC Notary Public AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires March 27, 1999

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

WARRANTY DEED

FROM

Tara E. Cavazos

TO

Clinton B. Gwin

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

1399 06/10 0101 03CHECK 5@1.81

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10487 PG 623

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 141299.00

CON TX 522.81

PRFEE 1.00

WDEED 8.00

TOTAL 531.81

CHECK 531.81

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/10/97 01 11:58 0001 1399

03144480

IDENTIF. ↑ REFERENCE

97 JUN 10 AM 11:53

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1161307