BOOK 10497 PG 314

WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(35604)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 157,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
11th DAY OF June 19 97

Notary Public

MY COMMISSION EXPIRES: 7/25/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carolyn Fair (NAME)	Countrywide Home Loans (NAME)	172-12-A-165
212 Burgandy Hill Road (ADDRESS)	155 North Lake Ave.P.O. Box 7137 (ADDRESS)	6D-77878
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Pasadena, California 91109 (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, David A. Heard and wife, Terri L. Heard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carolyn Fair

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. 63, on the plan of Section Nine, Bradford Hills, of record in Book 7900, Page 6 as amended in Book 7900, Page 414, said Register's Office, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to David A. Heard and wife, Terri L. Heard by deed from Yazdian Construction Inc. of record in Book 8979, Page 840, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

97 JUN 18 PM 2:38
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. A REFERENCE 03117388

unimproved ( )
This is improved (X) property, known as 212 Burgandy Hill Road, Nashville, TN 37211
(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 11th day of June 19 97

David A. Heard by Veronica Daniel atty in fact
David A. Heard by Veronica Daniel as his attorney in fact

Terri L. Heard by Veronica Daniel atty in fact
Terri L. Heard by Veronica Daniel as her attorney in fact

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 [redacted]

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 Nashville, Tennessee, this 11th day of June 19 97.

Commission expires _____

_____
Notary Public

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

4703 06/18 0101 03CHECK 592.12

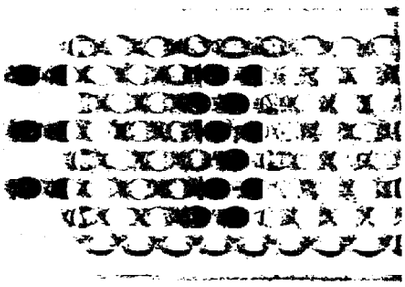
State of Tennessee
County of DAVIDSON

On this the 11TH day of JUNE, 1997, before me personally appeared VERONICA DANIEL to me known to be the person who executed the foregoing instrument in behalf of DAVID A. HEARD AND WIFE, TERRI L. HEARD as THEIR Attorney in Fact, and acknowledged that SHE executed the same as the free act and deed of the said DAVID A. HEARD AND WIFE, TERRI L. HEARD.

Witness my hand and official seal at NASHVILLE, TENNESSEE, this the 11TH day of JUNE, 1997.

_____
Notary Public

My Commission Expires: 7/25/98



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

BOOK 10497 PG 316

RECEIVED OF _____

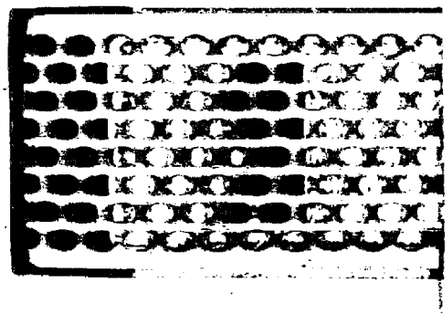
FOR _____

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
157600.00
CON TX 583.12
PRFEE 1.00
WDEED 8.00
TOTAL 592.12
CHECK 592.12

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
06/18/97 01 14:41 0001 4703



03 I 7388
IDENTIF. # REFERENCE

97 JUN 18 PM 2:39
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1164773