BOOK 10566 PG 491

[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **8th** day of **August, 1997** between **Deena J. Spearman, unmarried ,** GRANTOR, and **Christopher R. Buford**, as GRANTEE.

W I T N E S S E T H, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee and Grantee(s)' heirs forever the following described land located in the County of **Davidson**, State of Tennessee, to-wit:

Being Lot No. 9 on the plan of Cumberland Garden, Section Six, of record in Plat Book 3106, page 117, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Deena J. Spearman, unmarried by Deed from Emma T. Bell, widow, of record in Book 7108, page 449, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 3106, page 117, Register's Office for Davidson County, Tennessee.

Grantees herein jointly and severally hereby assume and covenant to perform all the terms and conditions of the obligations set forth in that certain promissory note executed by Deena J. Speerman and delivered to Tennessee Housing Development Agency C/O Lomas & Nettleton in the amount of Thirty Five Thousand Two Hundred Fifty Dollars and 00/100 ($35250.00) dated January 9, 1987 and that certain Deed of Trust, securing said Promissory Note of even date therewith, upon the property conveyed in the Deed, which Deed of Trust is recorded in Book 7108, page 452, and having since been re-recorded in Book 7261, page 760, Register's Office for Davidson County, Tennessee, including but not limited to, the obligation to repay the debt.

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, their heirs and assigns, forever; and we do covenant with said Grantee 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 Grantee, his/her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantors s hereunto set his/her hand and seal this day and year first above written.

WITNESSES

Deena J. Spearman

97 AUG 12 PM 2:25
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

0336830
IDENTIF. ↑ REFERENCE

COUNTY OF DAVIDSON
STATE OF TENNESSEE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Deena J. Spearman, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this8th day of August, 1997.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/23/98

COUNTY OF DAVIDSON
STATE OF TENNESEE

The actual consideration or value, whichever is greater, for this transfer is $31,028.64

Affiant

Subscribed and sworn before me this 8th day of August, 1997

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/23/98

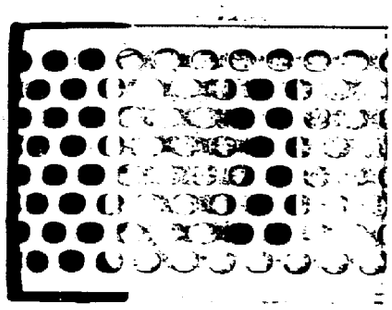
Prepared by:
Equity Search, Inc.
2323 Hillsboro Road #506
Nashville, TN 37212

Address of New Owner:
Christopher R. Buford
1729 26th Avenue N.
Nashville, Tennessee 37208

Send Tax Bills To:
NationsBanc Mortgage Corporation
101 E. Main St. Suite 400
Louisville, KY 40202

Map & Parcel No.
Map 81-10 Parcel 20

6050 08/12 0101 03CHECK 123.81



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

RECEIVED OF _____

FOR _____

BOOK 10566 PG 493

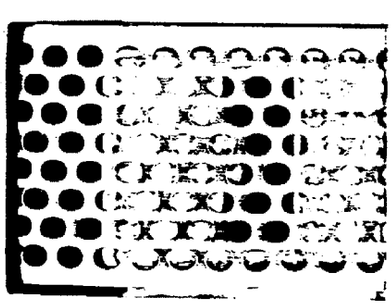
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

MAMT 31028.64
ERR CO
MAMT 31028.64-
CAMT 31028.64
CON TX 114.81
PRFEE 1.00
WDEED 8.00
TOTAL 123.81
CHECK 123.81

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/12/97 01 14:26 0001 6050



0336830
IDENTIF. # REFERENCE

97 AUG 12 PM 2:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1185624