ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James M. Larkins (NAME)	Engel Mortgage Co., Inc. (NAME)	34-14-67
1402 Bain Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 847 (STREET ADDRESS)	11D 27610
Madison, Tenn. 37115 (CITY) (STATE) (ZIP CODE)	Birmingham, Alabama (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------TEN AND NO/100----------
----------$10.00---------- DOLLARS

cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Jerry W. Sorani

have bargained and sold, and by these presents do transfer and convey unto the said James M. Larkins

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 52 on the Plan of Stanley Heights, of record in Book 3300, page 74, Register's Office for said County, as follows:

Said Lot No. 52 fronts 60 feet on tne soutneasterly side of Bain Drive and runs back between lines, 120 feet to a dead line on which it measures 64.3 feet.

Being the same property conveyed to Jerry W. Sorani, single by deed from Rodney McCumber and wife, Anita McCumber of record in Book 5095, page 705, said Register's Office.

This is improved (X) unimproved ( ) property, known as 1402 Bain Drive, Madison, Tenn. 37115
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 5th day of January, 19 77.

X Jerry W. Sorani
Jerry W. Sorani

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5103 PAGE 773

Personally appeared before me, Shirley E. Jackson, a Notary Public in and for said County and State, the within named Jerry W. Sorani

the bargainor ____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of January, 19 77.

My commission expires 11-6-79 Notary Public Shirley E. Jackson

SHIRLEY E. JACKSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF ____

Before me, ____, a Notary Public of the State and County aforesaid, personally appeared ____ and ____ with whom I am personally acquainted, and who, upon oath, acknowledged ____ to be ____ and ____ respectively of the ____, the within named bargainor, a corporation, and that ____ as such ____ and ____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in ____, this ____ day of ____, 19____.

____ Notary Public

Commission expires ____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 20,900.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

X James M. Larkins

Sworn to and subscribed before me this 5th day of January, 19 77.

My commission expires 11-6-79 Notary Public Shirley E. Jackson

SHIRLEY E. JACKSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:
Michael J. Philbin, Atty., 300 James Robertson Pkwy.,Nashville, Tenn.

Name			Address
JAN-75	CONV	20,900.00	
JAN-75	S'TAX	8* 54.34	
JAN-75	PR'FEE	8* .50	
JAN-75	W'DEED	8* 4.00	* 58.84

D 8 4 2 1 8

TENNESSEE REFERENCE

JAN 7 10 22 AM '77

REGISTER DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM Jerry W. Sorani

TO James M. Larkins

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219