THIS INSTRUMENT PREPARED BY: PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157 Box 8

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
J. Dale Roussin 2922 Lyncrest Drive Nashville, TN 37214	Shearson Lehman Mortgage Corp. 1201 E. Highland Avenue Suite D San Bernandino, California 92404	96-14 118 3DZ-60420

WARRANTY DEED

BOOK 6659 PAGE 264

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, John Scott Marshall and wife, Linda Sue Marshall, a one-half interest, and Robert Gregory Jarrett and wife, Anita A. Jarrett, a one half interest, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto J. Dale Roussin, hereinafter called the Grantee, Grantee's 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. 744 on the plan of Cloverhill Section No. IX, of record in Book 2331, page 44, Register's Office for said County.

SAID Lot No. 744 fronts 100 feet on the northeasterly margin of Lyncrest Drive and extends back 330.2 feet on the broken easterly line and 272.5 feet on the westerly line to a dead line in the rear, measuring 34 feet thereon.

BEING the same property conveyed to John Scott Marshall and wife, Linda Sue Marshall, a one-half interest, and Robert Gregory Jarrett and wife, Anita A. Jarrett, a one-half interest, by deed from Robert Gregory Jarrett and Mararette A. Jarrett, of record in Book 6503, page 190, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all matters shown on the herein referenced plan of record in said Register's Office, and is subject to a 10 foot easement for sanitary sewers and/or storm drainage along the existing public utility easement of said Lot and extending along the broken easterly line of said lot, all as granted to Metropolitan Government in an instrument of record in Book 6434, page 774, Register's Office for said County.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Western Pacific Financial Corporation of recprd in Book 5252, page 876, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantee.

This is (an) improved property, known as 2922 Lyncrest Drive, Nashville, Tennessee.

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, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 13th day of September, 1985.

John Scott Marshall
John Scott Marshall

Robert Gregory Jarrett
Robert Gregory Jarrett

Linda Sue Marshall
Linda Sue Marshall

Anita A. Jarrett
Anita A. Jarrett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 13th day of September, 1985, before me personally appeared John Scott Marshall, Linda Sue Marshall, Robert Gregory Jarrett and Anita A. Jarrett, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: Nov 1, 1987

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6659 PAGE 265

Before me, the undersigned, of 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 53,300.90.

J. Dale Roussin
Affiant

Subscribed and sworn to before me, this the 17th day of September, 1985.

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

WARRANTY DEED

from:
JOHN SCOTT MARSHALL ET UX
AND
ROBERT GREGORY JARRETT ET UX

to:
J. DALE ROUSSIN

37422

IDENTIFICATION REFERENCE

SEP 18 12 36 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157 dp
(TN-24126)

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6659 PAGE 266

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
			53300.90- CA'IT.	
			138.58 'ISTAX	
		VD	138.58- 'ISTAX	
			138.58 CSTAX	
			.50 PRFE'	
			6.00 WDE'D	
			CHECK	145.08-
		8080A09/18/85 DAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37422

IDENTIFICATION REFERENCE

SEP 18 12 37 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 173791