THIS INSTRUMENT PREPARED BY: BUCHANAN, EDWARDS & DETRING, Attorneys
P. O. Box 1045, Hendersonville, TN 37077
(FROM INFORMATION PROVIDED BY THE PARTIES)

BOOK 7410 PAGE 430

WARRANTY DEED

NEW OWNER(S):	SEND TAX BILLS TO:	PARCEL NUMBERS:
MARK STANLEY HAMILTON 832 Heritage Trail Hermitage, TN 37076	First Wachovia Mortgage Co. P. O. Box 3174 Winston-Salem, NC 27102	Map 75-1 Parcel 20 4D-67007

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, including the assumption of the Deed of Trust of record at Book 5463, page 129, said Register's Office, the receipt of which is hereby acknowledged, WILLIAM WADE MANNING and wife, BETTE JO MANNING, hereinafter referred to as Grantors, have this day bargained and sold, and do hereby transfer and convey unto the said MARK STANLEY HAMILTON, hereinafter referred to as Grantee, his successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 95 on the Plan of Hermitage Hills, Section 12, of record in Plat Book 4675, page 125, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to William Wade Manning by deed from Kelsie James Beavers, Jr. and wife, Cathy Jean Beavers, of record in Book 5804, page 918, said Register's Office.

BETTE JO MANNING, wife of WILLIAM WADE MANNING, joins in this conveyance for the purpose of transferring whatever interest she may have, marital or otherwise, in the subject property.

This is improved property, known as: 832 Heritage Trail, Hermitage, TN

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEE, his successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as of record. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said GRANTEE, his successors, heirs and assigns, against the lawful claims of all persons.

WITNESS our hands this 20 day of November, 1987, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William Wade Manning
WILLIAM WADE MANNING

Bette Jo Manning
BETTE JO MANNING

STATE OF TENNESSEE)
COUNTY OF SUMNER)

The actual consideration or value, whichever is greater, for this transfer is $50,237.07.

Mark S. Hamilton
AFFIANT

Subscribed and sworn to before me,
this 20 day of November, 1987.

Candy Finch
NOTARY PUBLIC

My Commission Expires: 10/28/89

8 5 0 5 2

IDENTIFICATION REFERENCE

Nov 24 9 57 AM '87

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

RUSH

STATE OF TENNESSEE)
COUNTY OF SUMNER)

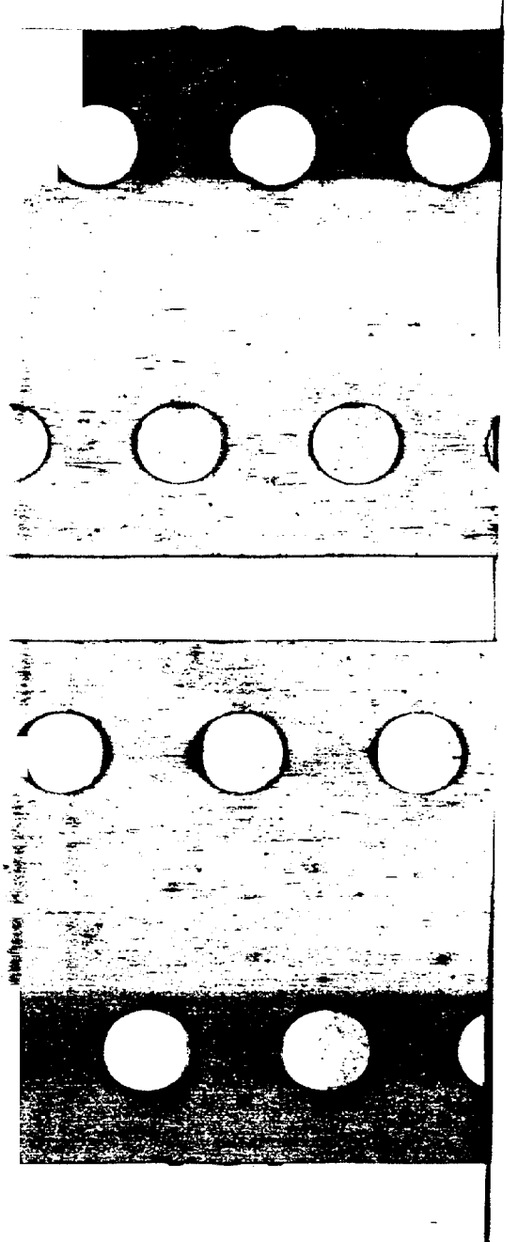
Before me, the undersigned, a Notary Public in and for said county and state, personally appeared WILLIAM WADE MANNING and wife, BETTE JO MANNING, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Hendersonville, Tennessee, this 20 day of November, 1987.

Candy Finch
NOTARY PUBLIC

My Commission Expires: 10/28/89

NOTARY PUBLIC AT LARGE



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

50237.07- CAMT.
140.56 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 147.06-
5591A11/24/87 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8:50:52

IDENTIFICATION REFERENCE

Nov 24 9 57 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 38706