mail:

This Instrument Prepared By:
Richard M. Davenport, Attorney
Suite 201, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

Address of New Owner(s):	Mortgagee:	Map-Parcel No.:
Robert L. Kaatrude	Amsouth Mortgage Co.	83-5-159
1029 Mansfield Avenue	P.O. Box 847	
Nashville, Tennessee	Birmingham, AL 35201	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, PHILLIP A. OAKLEY, A SINGLE PERSON (the "Grantor") has this day bargained and sold, and does hereby transfer and convey to ROBERT L. KAATRUDE, (the "Grantee"), his heirs, successors, and assigns, the following described land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being the Southerly part of Lot No. 5 and a 10-foot strip lying between Lot No. 5 and Mansfield Avenue, as now established, on the Plan of D.H. Bailey's property, as of record in Book 421, page 65 of the Register's Office of Davidson County, described as follows:

BEGINNING at a point on the northerly margin of Mansfield Avenue, as now established, at the southeast corner of the property conveyed to Nancy E. Callis by deed from Lawrence Elmer Bryant and wife, of record in Book 1285, page 35, said Register's Office; thence with the margin of said Avenue easterly 50 feet; thence northwardly 153.49 feet to a point in the common boundary line between Lots 4 and 5; thence westwardly 50 feet more or less, to a point in the eastern boundary line of Lot No. 6 on said plat; thence with the line between Lots Nos. 5 and 6; southwardly 155.4 feet to the beginning.

BEING the same property conveyed to Phillip A. Oakley by deed from L. C. Tanley, Jr. and Rick C. Tanley of record in Book 7085, page 455, Register's Office for Davidson County, Tennessee.

This conveyance is subject to utility easements of record in Book 702, page 245, said Register's Office.

This conveyance is subject to the Plan of Record in Book 421, page 54, said Register's Office.

This is improved property known as 1029 Mansfield Avenue, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and his heirs, successors and assigns, forever.

AND Grantor covenants that he is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds himself, his successors and assigns to warrant and forever defend the title to said real estate to said Grantee, his heirs, successors and assigns against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 1st day of December, 1987.

Phillip A Oakley
PHILLIP A. OAKLEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of December 1987, before me personally appeared PHILLIP A. OAKLEY to me known or proved to me on the basis of satisfactory evidence, to be the same person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.

My Commission Expires:

11-10-91

Richard M. Davenport
NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $27,000.00.

Phillip A Oakley
AFFIANT

SUBSCRIBED TO AND BEFORE ME, THIS
1ST DAY OF DECEMBER, 1987

Richard M. Davenport
NOTARY PUBLIC

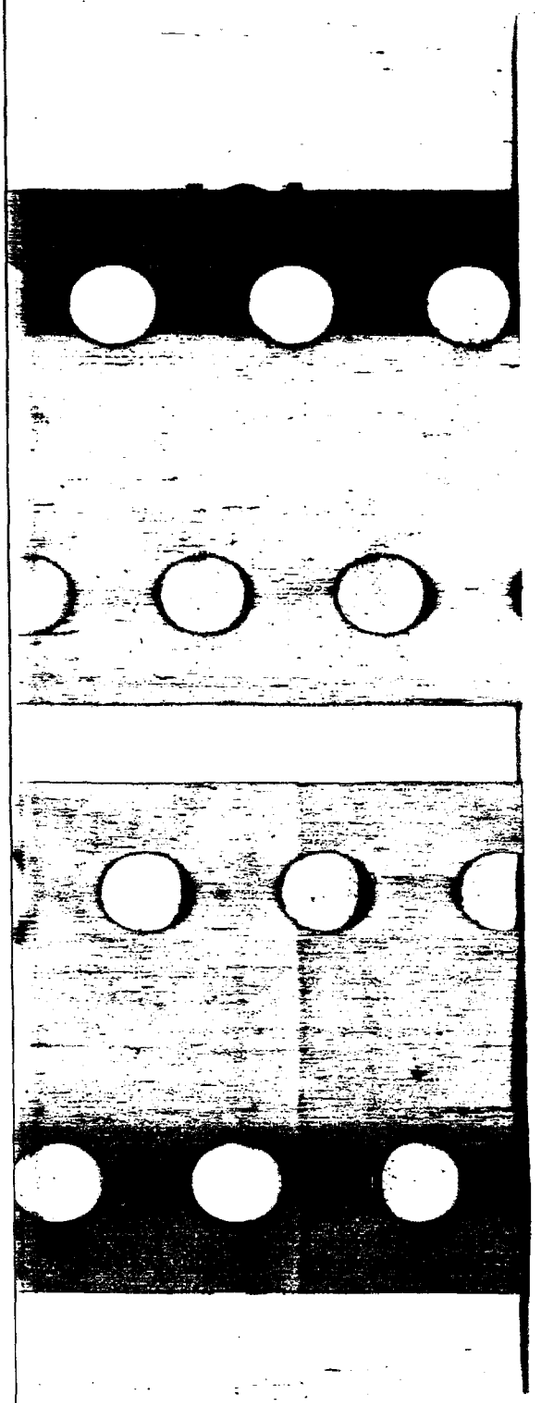
My Commission Expires: 11-10-91

8 6 5 3 8

IDENTIFICATION REFERENCE

DEC 1 1 54 PM '87

DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7414 PAGE 788

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
			27000.00-	CAMT.
			75.60	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	82.10-
7286A	12/01/87	BAL		.01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.6.5 3 8.

IDENTIFI REFERENCE

DEC 1 1 54 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 40366