File in Box # 4
#88-2-18

BOOK 7480 PAGE 161

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $64,500.00

Magan Bhika
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF February, 19 88

Notary Public

MY COMMISSION EXPIRES: November 10, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 1 Church St. Bldg. Suite 500, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
Magan Bhika (NAME)	SOVRAN MORTGAGE CORPORATION (NAME)	Map 134-9
4016 Scotwood Drive (STREET ADDRESS OR ROUTE NUMBER)	201 E. Cary Street (STREET ADDRESS)	Parcel 7
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Richmond, VA 23219 (CITY) (STATE) (ZIP)	FB#5DU-9977

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Southmark Mortgage Corporation of America

1309 03/01 0101 03CHECK 187.10

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Magan Bhika and wife, Taramati Bhika, as tenants by the entirety

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 65 on the Plan of Greenwood Hills, Section Three, of record in Book 5050, Page 10, Register's Office for Davidson County, Tennessee.

Said Lot No. 65 fronts 69 feet on the northerly margin of Scotwood Drive and extends back 145 feet between parallel lines to a dead line in the rear measuring 69 feet thereon.

BEING the same property conveyed to Colwell Financial Corporation, by Deed from Kathi L. Padgett, Substitute Trustee, of record in Book 7288, Page 572, Register's Office for Davidson County, Tennessee. Conveyed to Southmark Mortgage Corporation of America by instrument of record in Book 7480 Page 152, Register's Office for said County.

This conveyance is subject to restrictive covenants of record in Book 5086, Page 766, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

0.8.7.5.5.

IDENTIFICATION REFERENCE

MAR 1 10 38 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 4016 Scotwood Drive, Nashville, Tennessee 37211
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 his hand this 29th day of February, 19 88

Southmark Mortgage Corporation of America

X By: Ray McCulloch

Ray McCulloch, Authorized Signature

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

~~STATE OF TENNESSEE~~
KENTUCKY
~~Davidson County~~
JEFFERSON

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared Ray McCulloch

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Authorized Signature _____ of the SOUTHMARK MORTGAGE CORPORATION OF AMERICA a corporation, and that he as such Authorized Signature, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Authorized Signature.

Witness my hand and official seal at Louisville, Kentucky, this 29th day of February, 19 88.

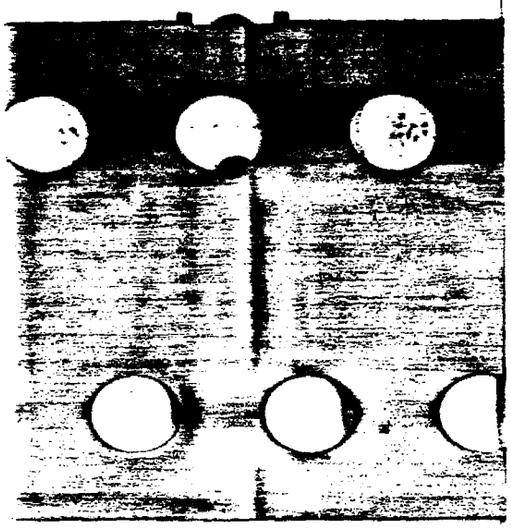
Commission Expires 11-8-88 Jean C. Patterson Notary Public

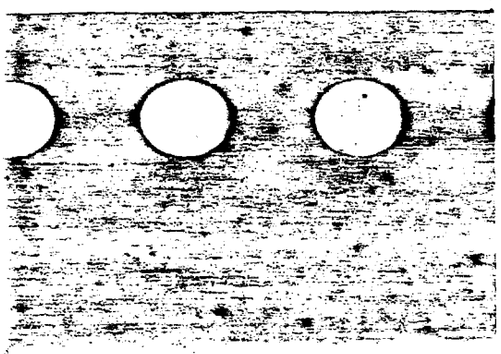
WARRANTY DEED

FROM ~~Southmark Mortgage Corporation of~~ a America

TO ~~Magan Bhika and wife, Taramati~~ Bhika

FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201





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

CAMT 64500.00
CON TX 180.60
PRFEE 0.50
WDEED 6.00
TOTAL 187.10
CHECK 187.10

03/01/88 01 10:40 0001 1309

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0.8.7.5.5.

IDENTIFI REFERENCE

MAR 1 10 30 AM 198

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 66018