ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Ronald E. Brooks (NAME)	BancPLUS Mortgage Corp. (NAME)	71-11
310 Edith Avenue (STREET ADDRESS OR ROUTE NUMBER)	9601 McAllister Freeway (STREET ADDRESS)	94
Nashville, TN 37207 (CITY) (STATE) (ZIP CODE)	San Antonio, TX 78216 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------TEN----------($10.00)---------- DOLLARS

And other good and valuable consideration the receipt of which is hereby acknowledged, I, Jackie F. Doss and wife, Arvazcna Elizabeth Clardy

have bargained and sold, and by these presents do transfer and convey unto the said Ronald E. Brooks and wife, Marilyn L. Brooks

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

Being the westerly one-half of Lot No. 46 on the Map of Trinity Heights Addition, of record in Book 161, page 38, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 50 feet on the south side of Edith Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Jackie F. Doss, unmarried by deed from Michael J. Batey and wife, Sharon A. Batey of record in Book 6708, page 55, Register's Office for said County.

91053

IDENTIFICATION REFERENCE

Dec 6 9 33 AM '88

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

4504 12/06 0101 03CHECK 145.10

This is improved (X) unimproved ( ) property, known as 310 Edith Avenue (House Number) (Street)

Nashville, TN (City or Town) 37207 (Zip Code)

(P. O. Address)

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 30th day of November, 19 88

Jackie F. Doss
JACKIE F. DOSS

Arvazcna Elizabeth Clardy

BOOK 7720 PAGE 497

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jackie F. Doss and Arvazena Elizabeth Clardy

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 Nashville, Tennessee, this 30th day of November, 19 88.

My commission expires 11/10/91 Notary Public Richard Manson

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, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged ____ to be the ____ and ____ respectively of ____, the within named bargainor, a corporation, and that ____ as such ____ and ____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said ____ as ____ and attesting the same by the said ____ as ____.

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 $ 42,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Ronald E. Brooks

Sworn to and subscribed before me this 30th day of November, 19 88.

My commission expires 11/10/91 Notary Public Richard Manson

This instrument was prepared by:

MANSON, JACKSON & ASSOCIATES, 1314 5th Avenue North, Suite 300, Nashville, TN 37208

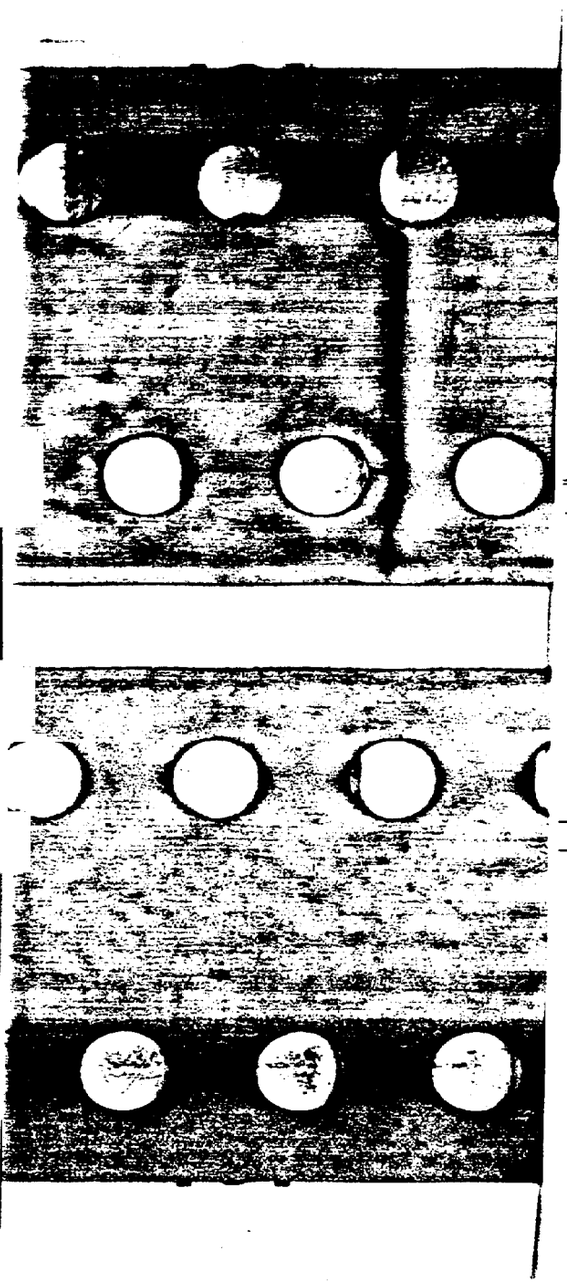
Name Address

WARRANTY DEED

FROM JACKIE F. DOSS

TO RONALD E. BROOKS, ET UX

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



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

RECEIVED OF _____

FOR _____

BOOK 7720 PAGE 498

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

CAMT 42000.00
CON TX 138.60
PRFEE 0.50
WDEED 6.00
TOTAL 145.10
CHECK 145.10

12/06/88 01 09:35 0001 4504

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

91053

IDENTIFICATION REFERENCE

Dec 6 [illegible]

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 160717