FORM No. WD-1

BOOK 7756 PAGE 920

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 67,500.00

X Bonnie Sue Hopkins Duke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF January, 19 89

Notary Public

MY COMMISSION EXPIRES: July 13, 1991
(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: TAYLOR, SCHLATER, LASSITER, TIDWELL & TRENTHAM, ATTYS.
P.O. BOX 1369, BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: & TAX BILLS TO:	MAP-PARCEL NUMBERS
Bonnie Sue Hopkins Duke (NAME)	American National Financial, Inc. (NAME)	
109 Solway Court (STREET ADDRESS OR ROUTE NUMBER)	100 Ashford Center North, #250 (STREET ADDRESS)	91-05-0-A;
Nashville, TN 37209 (CITY) (STATE) (P.O. ZIP)	Atlanta, GA 30338 (CITY) (STATE) (ZIP)	009.CO

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, Sylvan Investments, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bonnie Sue Hopkins Duke, unmarried

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. 9 on the Plan of Final Plat of Sylvan Heights, Phase One, of record in Book 6900, Page 663 and amended in Book 6900, page 676, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Sylvan Investments, Inc., a Tennessee Corporation by deed from Ira J. Heckman of record in Book 7568, Page 393, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 7568, Page 400, and all matters shown on the Plan of Record.

03431

TENNESSEE REAL ESTATE TRANSFER TAX
JAN 24 9 19 AM '89
FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TN

8594 01/24 0101 03CHECK 229.25

This is unimproved ( ) improved (XX) property, known as 109 Solway Court, Nashville, TN 37209
(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 my hand this 20th day of January, 19 89

Sylvan Investments, Inc.
By: [signature], Pres.

STATE OF TENNESSEE
COUNTY OF Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ira J. Heckman

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the President of the maker or a constituent of the maker and he is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at office in Brentwood, Tennessee, this 20th day of January, 1989.

Notary Public Teresa L. Beard

My commission expires: 7/13/91

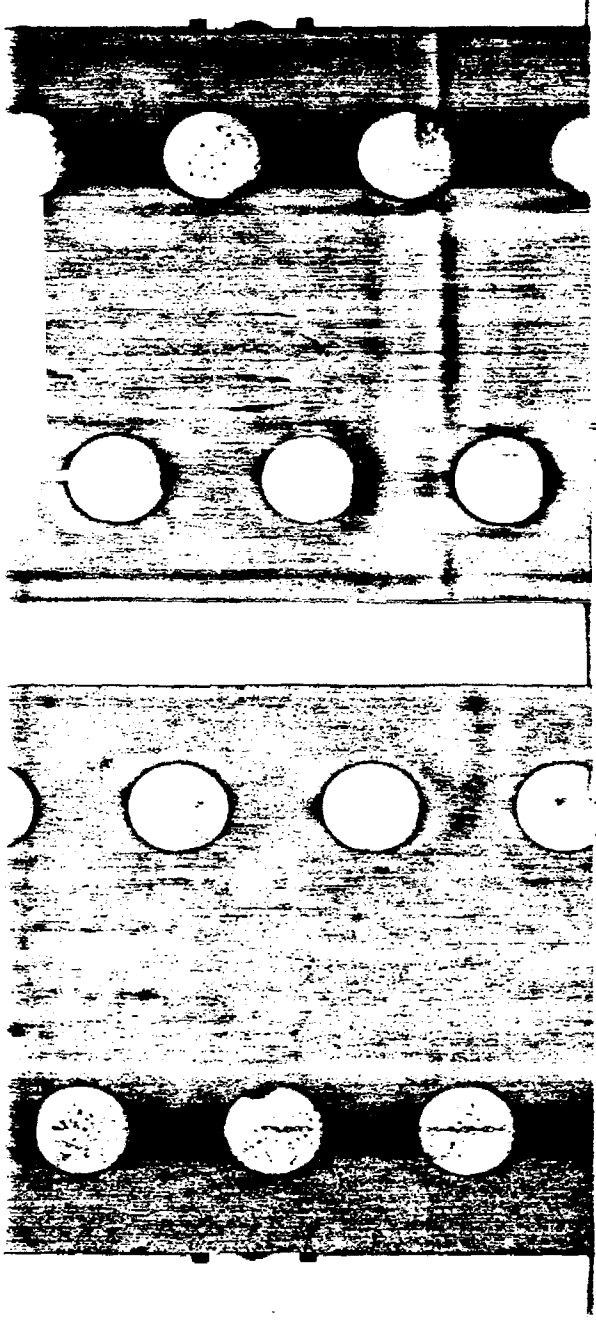
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

DEED

FROM

TO

REALTY TITLE & ESCROW COMPANY, INC.
SUITE 150, 101 WESTPARK DRIVE
P.O. BOX 1369
BRENTWOOD, TN 37027



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 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 67500.00
CON TX 222.75
PRFEE 0.50
WDEED 6.00
TOTAL 229.25
CHECK 229.25

01/24/89 01 09:20 0001 8594

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03431

IDENTIFICATION REFERENCE

Jun 24 9 19 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 175219