FORM NO. WD-1

BOOK 7757 PAGE 291

STATE OF TENNESSEE }
COUNTY OF WILLIAMSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,300.00

Barbara L. Sagan
Affiant

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

Notary Public

MY COMMISSION EXPIRES 7-13-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Barbara L. Sagan (NAME)	Tennessee Housing Development Agency c/o Sovran Mortgage Corporation (NAME)	05DU 77501
465 Hickory Glade Drive (STREET ADDRESS OR ROUTE NUMBER)	201 E. Cary Street (STREET ADDRESS)	162-01-0-C-
Antioch, TN 37013 (CITY) (STATE) (P O ZIP)	Richmond, VA 23219 (CITY) (STATE) (ZIP)	106.00 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, W. L. Bainbridge, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Barbara L. Sagan

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

A certain Planned Unit Development in Davidson County, Tennessee, being Unit No. 106 on the plan of Phase 2, Hickory Glade, of record in Book 6250, page 889, as amended in Book 6900, page 41, Register's Office for said County, to which Plan and Record thereof are incorporated herein and made a part hereof by reference.

Being part of the same property conveyed to W. L. Bainbridge, Inc. by deed from Roy E. Nelson and wife, Margaret L. Nelson of record in Book 6707, page 744 and by deed from H. L. Kieffer, unmarried of record in Book 6707, page 753, both in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Declaration of Covenants, Conditions and Restrictions of record in Book 6824, page 929, and re-recorded in Book 6898, page 896; Book 6824, page 952, and re-recorded in Book 6898, page 919; Book 6898, page 920; and Book 6957, page 473, all in said Register's Office, and to the matters set forth in the above referenced plan of record.

This is unimproved ( ) improved (X) property, known as 465 Hickory Glade Drive (House Number) (Street) Antioch, TN (P O Address) (City or Town) 37013 (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

W. L. Bainbridge, Inc.

BY:

W. L. Bainbridge, III, President

BOOK 7757 PAGE 292

INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of _____

Personally appeared before me, _____, a Notary Public of said county, _____

the within named bargainor(s), 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 purpose therein contained.

WITNESS my hand, at office, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My commission expires:

_____

CORPORATE ACKNOWLEDGEMENT

State of TENNESSEE

County of WILLIAMSON

Before me, the undersigned of the state and county aforesaid, personally appeared W. L. Bainbridge, III, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the W. L. Bainbridge, Inc., the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

WITNESS my hand and seal, at office in Brentwood, Tennessee, this 20th day of January, 19 89.

_____
NOTARY PUBLIC

My commission expires: 7-13-91

8730 01/24 0101 03CHECK 205.49

WARRANTY DEED

FROM

W. L. Bainbridge, Inc.

TO

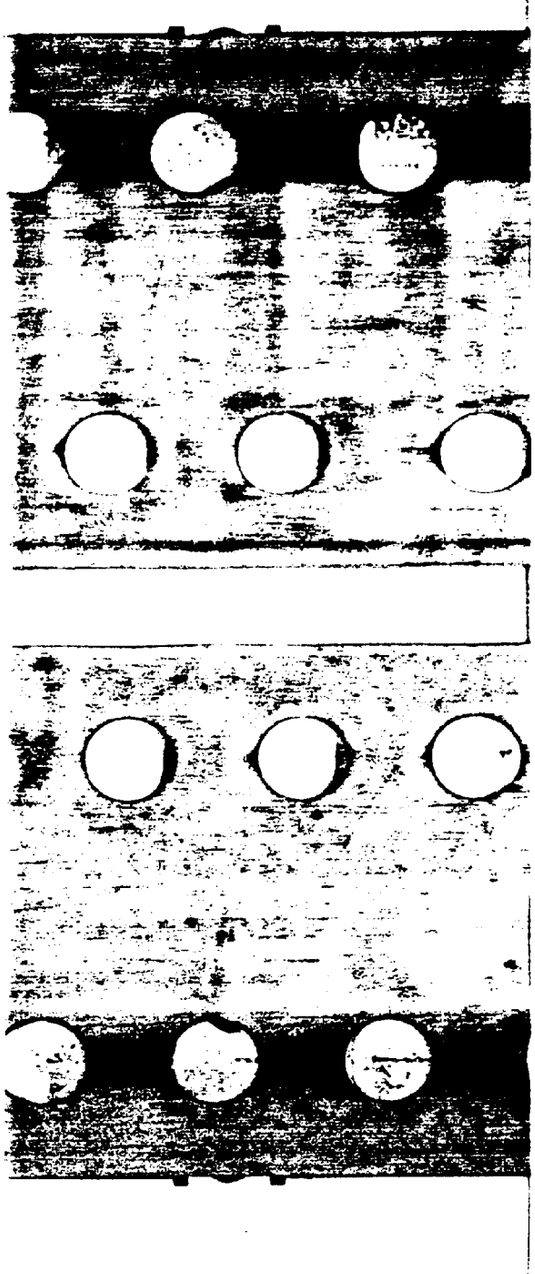
Barbara L. Sagan

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

FILED FOR RECORD
DAVIDSON COUNTY, TN
Jan 24 12 06 PM '89

INDEXED

03549



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

RECEIVED OF _____

FOR _____

BOOK 7757 PAGE 293

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 60300.00
				CON TX 198.99
				PRFEE 0.50
				WDEED 6.00
				TOTAL 205.49
				CHECK 205.49
			01/24/89 01	12:08 0001 8730

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03549

IDENTIFICATION REFERENCE

JAN 24 12 07 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 175354