FORM NO. WD-1

BOOK 7771 PAGE 400

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 59,900.00

/s/ William D. Hunter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF February, 19 89

Lou Stephens
Notary Public

MY COMMISSION EXPIRES: October 9, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney,, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
William D. Hunter (NAME)	BancBoston Mortgage Corporation (NAME)	84-14-0
204 Theodore Road (STREET ADDRESS OR ROUTE NUMBER)	7301 Baymeadows Way (STREET ADDRESS)	085.00
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Jacksonville, FL 32256 (CITY) (STATE) (ZIP)	03DZ 42063

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, Richard Ripani and wife, Christine Ripani

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William D. Hunter, 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. 37 on the Plan of Walnut Grove of record in Plat Book 2133, Page 87, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Richard Ripani by deed from Wanda F. Goodwin, of record in Book 5948, Page 528, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

085318

FEE 13 10 55 AM '89

6677 02/13 0101 03CHECK 204.17

unimproved (XX)
This is improved ( ) property, known as 204 Theodore Road, Nashville, TN 37214
(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 our hand s this 10th day of February, 19 89

/s/ Richard Ripani
Richard Ripani

/s/ Christine Ripani
Christine Ripani

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

_____

_____

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 _____ _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

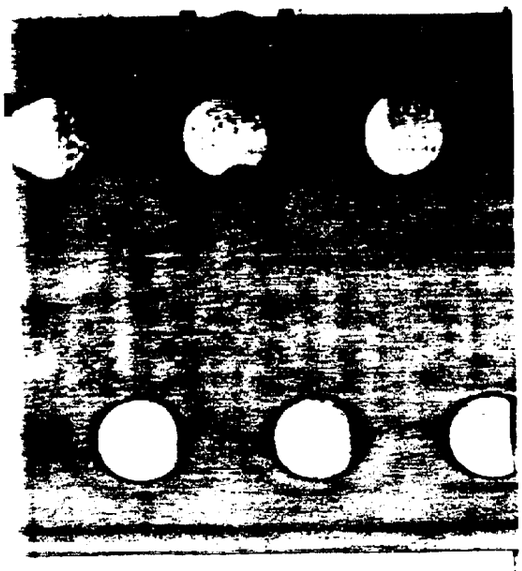
NTY DEED

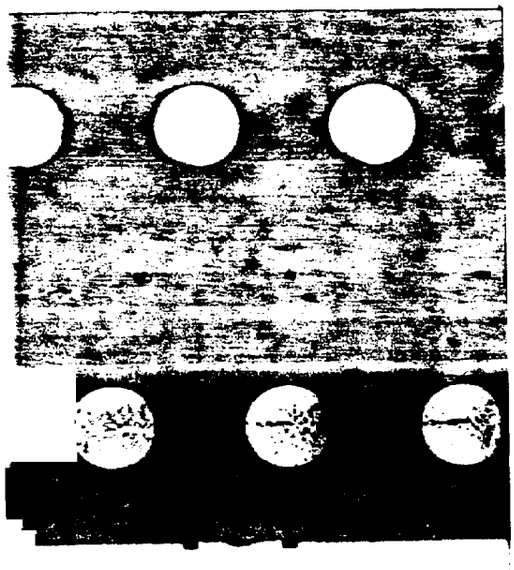
DM

and wife, Christine

er, unmarried

Escrow Co.
fessional Building
Road
ennessee 37013
-0595
-0697





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 59900.00
CON TX 197.67
PRFEE 0.50
WDEED 6.00
TOTAL 204.17
CHECK 204.17

02/13/89 01 11:01 0001 6677

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08538

IDENTIFICATION

FEB 13 10 55 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 181149