NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

BOOK 7776 PAGE 951

FILE BOX 30

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 106,000.00

Subscribed and sworn to before me, this the 17 day of February 19 89

My Commission Expires March 10, 1991

My commission expires: 3-10, 1991
(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

SOUTHEAST TITLE of Tennessee, Inc. 8B12890

Suite 100, Bristol Building, 7003 Chadwick Drive, Brentwood, TN 37027

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
John M. Vincent	First Union Mortgage Corporation
613 River Ridge Court (STREET ADDRESS)	4300 Six Forks Road (STREET ADDRESS)
Nashville, TN 37221 (CITY STATE ZIP)	Raleigh, NC 27609 (CITY STATE ZIP)

MAP & PARCEL NO 141-15-B-26 CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Kevin Morrissey and wife, Pamela S. Morrissey

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO John M. Vincent, Unmarried

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot Number 294 on the Plan of Resubdivision of Lots 290 thru 295, Rolling River Estates, Section Two, of record in Plat Book 5210 at page 180, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Kevin Morrissey and wife, Pamela S. Morrissey by Deed of record in Book 6692 page 765, Register's office for said County.

This conveyance is subject to taxes for the year 1989 and subsequent years, easements and restrictive covenants of record.

10592

FEB 22 10 18 AM '89

9117 02/22 0101 03CHECK 356.30

THIS IS _____ IMPROVED PROPERTY KNOWN AS 613 River Ridge Court, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 17 day of February 19 89

Kevin Morrissey

Pamela S Morrissey

Kevin Morrissey

Pamela S. Morrissey

State of Tennessee
County of Williamson

On this 17 day of February, 19 89, before me personally appeared Kevin Morrissey & Pamela S. Morrissey to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

2 - 1 - 19 7

VICKY KAVANAUGH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires March 10, 1991

State of Tennessee
County of _____

On this 17 day of February, 19 89, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

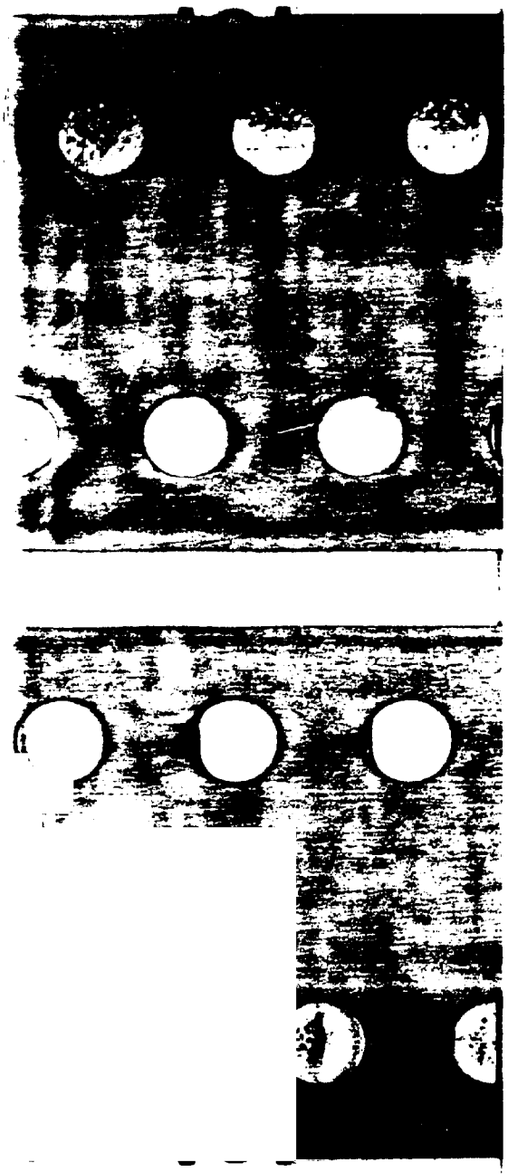
_____, 19

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.

SUITE 100
BRISTOL BUILDING
7003 CHADWICK DRIVE
BRENTWOOD, TN 37027



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7776 PAGE 953

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 106000.00
CON TX 349.80
PRFEE 0.50
WDEED 6.00
TOTAL 356.30
CHECK 356.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/22/89 01 10:20 0001 9117

I 0592

FEB 22 10 18 AM '89

No. 183560