THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Garry C. Hayes
118 Bonnabrook Drive
Hermitage, TN 37076

MORTGAGEE:
American National Financial, Inc.
100 Ashford Center North, Suite 250
Atlanta, GA 30338

MAP-PARCEL NUMBERS:
MAP 75-13
PARCEL 108
4D 32322

WARRANTY DEED

BOOK 7801 PAGE 179

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Gale B. Robinette and wife, Fern C. Robinette

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Garry C. Hayes and wife, Jo Lea Hayes

hereinafter called the Grantee, Grantee's 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. 305 on the plan of Hermitage Hills Subdivision, Section 4, of record in Book 2900, page 136, Register's Office for said County.

SAID Lot No. 305 fronts 80.0 feet on the northeasterly margin of Bannabrook Drive and extends back 247.2 feet on the northwesterly line and 249.6 feet on the southeasterly line to a broken line in the rear, measuring 80.20 feet thereon.

BEING the same property conveyed to Gale B. Robinette and wife, Fern C. Robinette by deed from F. E. Stratton and wife, Bettie S. Stratton of record in Book 3992, page 790, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3181, page 587, said Register's Office, and to the matters set forth in the above referenced plan of record.

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This is (~~an~~ unimproved property, known as 118 Bonnabrook Drive, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 23rd day of March, 1989.

Fern C. Robinette
Fern C. Robinette

Gale B. Robinette
Gale B. Robinette

STATE OF TENNESSEE
COUNTY OF Davidson

On this 23rd day of March, 1989, before me personally appeared ~~Gale B.~~ Robinette and wife, Fern C. Robinette, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that ~~he~~ they executed the same as their free act and deed.

My Commission Expires: 9-26-92

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of 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 ___self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

BOOK 7801 PAGE 180

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 64,500.00.

_____
Affiant

Subscribed and sworn to before me, this the 23rd day of March, 1989.

My Commission Expires: 9-26-92

_____
Notary Public

NOTARY PUBLIC AT LARGE

WARRANTY DEED

from:

Gale B. Robinette and wife, Fern C. Robinette

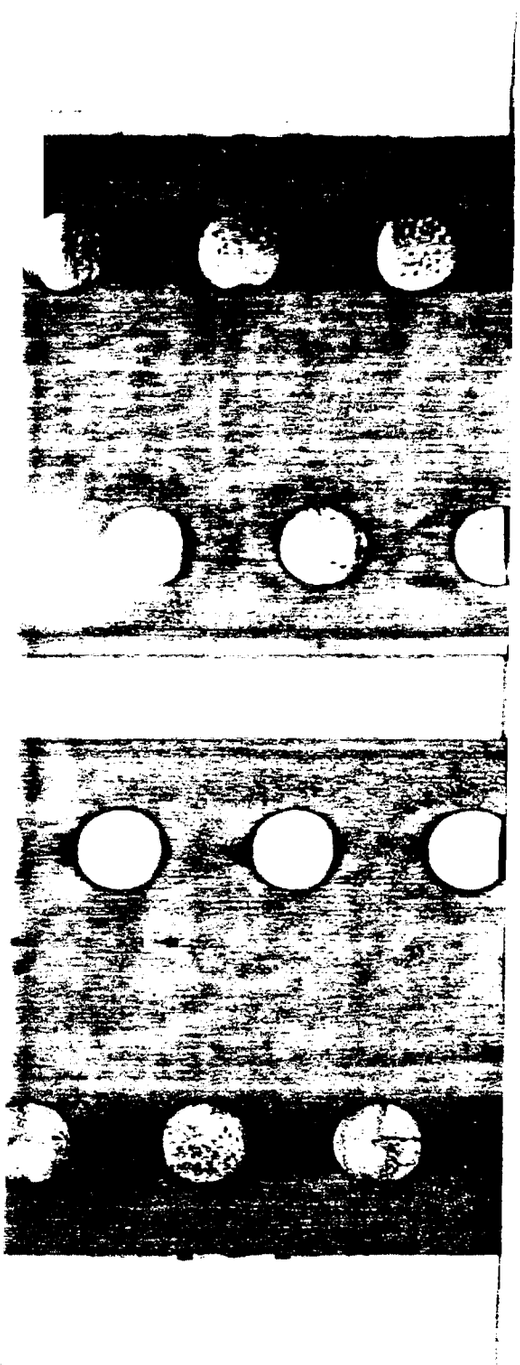
to:

Garry C. Hayes and wife, Jo Lea Hayes

WILKINS & IVEY

Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 28277



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

RECEIVED OF _____

FOR _____

BOOK 7801 PAGE 181

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	64500.00
CON TX	212.85
PRFEE	0.50
MDEED	6.00
TOTAL	219.35
CHECK	219.35

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIFICATION REFERENCE

MAR 27 10 10 AM '89

No. 193670