BOOK 7801 PAGE 355

AD-88-0

CORPORATE FORM
SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into this 28th day of February 1989

by and between LAWYERS TITLE INSURANCE CORPORATION, a corporation organized and existing under and by virtue of the laws of the State of Virginia, party of the first part, and Gary F. Niznik, single

party of the second part,
whose address is 5825 Labrador Lane, Antioch, Tennessee

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in _____ County of Davidson, State of Tennessee:

Being Lot No. 9, on the Plan of Section One, Hunters Branch, as shown on plat of record in Plat Book 6250, Page 513 and 513 in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description

Being the same property conveyed to Lawyer's Title Insurance Corporation by deed from Janet M. Knudson, a single person, recorded in Book 7657, Page 662, Register's Office for Davidson COunty, Tennessee.

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SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, AND MINERAL RESERVATIONS AND/OR CONVEYANCES OF RECORD, IF ANY.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, or successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered except as herein stated,

and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons, claiming by, through or under party of the first part but not further or otherwise.

Whenever the word "party" is used herein, it shall mean "parties" if there are more than one person referred to, and whenever pronouns occur herein, they shall be construed according to their proper gender and number according to the context of this instrument.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

ATTEST:

Allen P. Hayes, Jr., Ass't Secretary

LAWYERS TITLE INSURANCE CORPORATION

By: Willie F. Smith, Vice-President

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned Notary Public in the State and County aforesaid, personally appeared WILLIE F. SMITH with whom I am personally acquainted and who, upon oath, acknowledged himself to be the Vice-President of LAWYERS TITLE INSURANCE CORPORATION, the within named bargainor, a corporation, and that he as such Vice-President, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Vice-President.

WITNESS my hand and Official Seal of office this 28rd day of February 1989.

Dimitris McCright
Notary Public - State of Texas

My commission expires:

9-2-90

Property address:

5825 Labrador Lane

Antioch Tennessee

Mail ~~recorded deed and~~ tax bills to:

Diamond Mortgage Corporation

212 S. Tryon Street
Charlotte, N.C. 28281

This instrument prepared by:
WILLIAM HOWARD BOYLES, Attorney at Law
P. O. Box 50392, Dallas, Texas 75250

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 84,900.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Willie Smith
Affiant

Subscribed and sworn to before me this 28rd day of February 1989.

Dimitris McCright
Notary Public

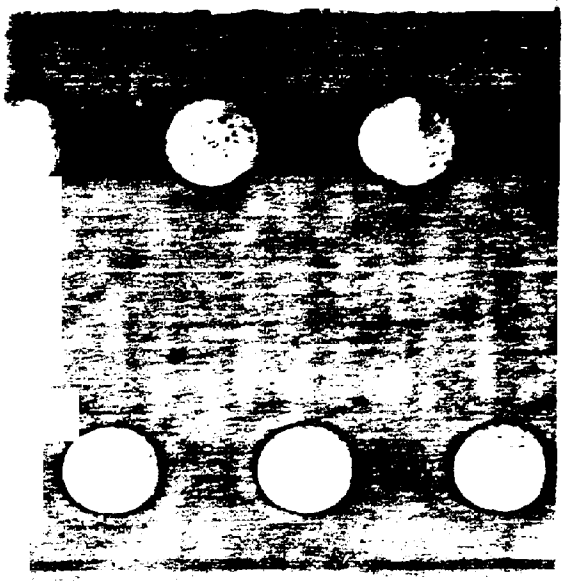
9-2-90

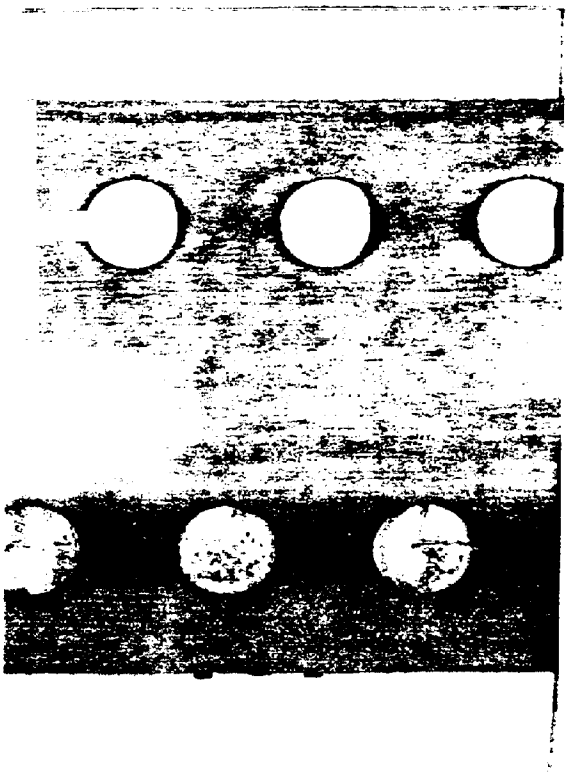
State tax $

Register's fee

Recording fee

Total





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7801 PAGE 357

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	84900.00
CON TX	280.17
PRFEE	0.50
MDEED	6.00
TOTAL	286.67
CHECK	286.67

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIFICATION

MAR 27 11 16 AM '89

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

No. 193735