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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,000.00

x Mark K. Vaughan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March, 1989.

Ollie Mai Parsley
Notary Public: Ollie Mai Parsley

MY COMMISSION EXPIRES: May 8, 1991

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 50 Century Blvd., #120, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark K. Vaughan (NAME)	CTX Mortgage Company (NAME)	4D-51335
5212 Lana Renee Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 19000 (STREET ADDRESS)	MAP 98-2
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	Dallas, TX 75219-9000 (CITY) (STATE) (ZIP)	PARCEL 20

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, Marcus Wayne Frazier and wife, Shelia W. Frazier

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark K. Vaughan and wife, Diane A. Vaughan

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSONCOUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 41 on the Plan of Roxborough Subdivision, as of record in Plat Book 5200, page 63, Register's Office for said County.

Said Lot No. 41 fronts 71.50 feet on the northerly margin of Lana Renee Court and extends back 203.18 feet on the easterly line and 193.75 feet on the westerly line to a dead line in the rear measuring 98.52 feet thereon.

BEING the same property conveyed to Marcus Wayne Frazier and wife, Shelia W. Frazier by deed from Randall Phillips Builders, Inc., of record in Book 5583, page 436, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants filed of record in Book 5302, page 669, said Register's Office, and all other easements and building lines as shown on the recorded plat.

2 1 1 0 9.

IDENTIFICATION REFERENCE

Apr 3 9 35 AM '89

FELIX Z. WILSON IT REGISTER
DAVIDSON COUNTY, TN

RUSH

1290 04/03 0101 03CHECK 273.80

This is unimproved ( ) improved (x) property, known as 5212 Lana Renee Court, Hermitage, TN 37076
(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 30th day of March, 1989

Marcus Wayne Frazier

Shelia W. Frazier

STATE OF TENNESSEE
County of Davidson

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Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named Marcus Wayne Frazier and wife, Shelia W. Frazier

(or proved to me on the basis of satisfactory evidence)

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hermitage, Tennessee, this 30th day of March, 19 89.

Commission expires May 8, 1991

Ollie Mai Parsley
Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

*(or proved to me on the basis of satisfactory evidence)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

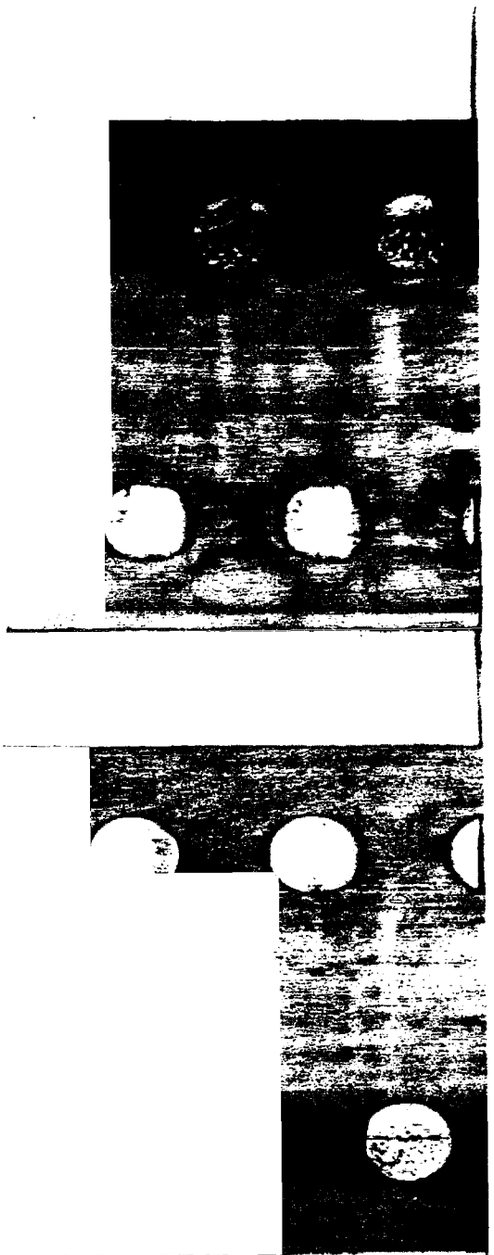
Marcus Wayne Frazier and wife, Shelia W. Frazier

TO

[illegible] Vaughn and wife, Dixie A. [illegible]

Return to:

PRIORITY ESCROW SERVICES INC.
50 Century Boulevard
Suite 120
Nashville, TN 37214



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 81000.00
CON TX 267.30
PRFEE 0.50
WDEED 6.00
TOTAL 273.80
CHECK 273.80

04/03/89 01 09:35 0001 1290

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21109

IDENTIFICATION REFERENCE

APR 3 9 35 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 195732