FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,300.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April, 19 89

Notary Public

MY COMMISSION EXPIRES 7-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Stephanie K. Maughan (NAME)	Tennessee Housing Development Agency c/o Sovran Mortgage Corporation (NAME)	05DU 77486
495 Hickory Glade Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 121999 (STREET ADDRESS)	162-01-0-C-
Antioch, TN 37013 (CITY) (STATE) (P O ZIP)	Nashville, TN 37212-1999 (CITY) (STATE) (ZIP)	091.00CO

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, W. L. Bainbridge, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephanie K. Maughan

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

A certain Planned Unit Development in Davidson County, Tennessee, being Unit No. 91 on the plan of Phase 2, Hickory Glade, of record in Book 6250, page 889, as amended in Book 6900, page 803, Register's Office for said County, to which Plan and Record thereof are incorporated herein and made a part hereof by reference.

Being part of the same property conveyed to W. L. Bainbridge, Inc. by deed from Roy E. Nelson and wife, Margaret L. Nelson of record in Book 6707, page 744 and by deed from H. L. Kieffer, unmarried of record in Book 6707, page 753, both in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Declaration of Covenants, Conditions and Restrictions of record in Book 6824, page 929 and re-recorded at Book 6898, page 896; Book 6824, page 952 and re-recorded at Book 6898, page 919; Book 6898, page 920 and Book 6957, page 473, all in said Register's Office, and to the matters set forth in the above referenced plan of record.

unimproved ( )
This is improved (XX) property, known as 495 Hickory Glade Drive (House Number) (Street) Antioch, TN 37013 (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 my hand this 28th day of April, 19 89

W. L. Bainbridge, Inc.

BY:

W. L. Bainbridge, III, President

INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

BOOK 7830 PAGE 764

County of _____

Personally appeared before me, _____, a Notary Public of said county, _____

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this _____ day of _____, 19_____.

_____
NOTARY PUBLIC

My commission expires:

_____

CORPORATE ACKNOWLEDGEMENT

State of TENNESSEE

County of WILLIAMSON

Before me, the undersigned of the state and county aforesaid, personally appeared W. L. Bainbridge, III, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the W. L. Bainbridge, Inc., the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

WITNESS my hand and seal, at office in Brentwood, Tennessee this 28th day of April, 19 89.

Patricia Spicer Carden
NOTARY PUBLIC

My commission expires: 12-3-91

RECORDER'S MEMO: Legibility of Writing, Typing or Printing of this Document Unsatisfactory When Received.

2:51 05/02 0101 03CHECK 205.49

WARRANTY DEED

FROM

W. L. Bainbridge, Inc.

TO

Stephanie K. Maughan

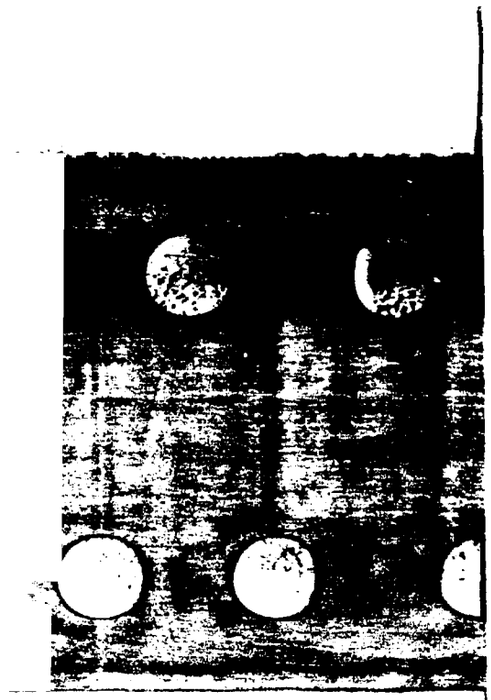
PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

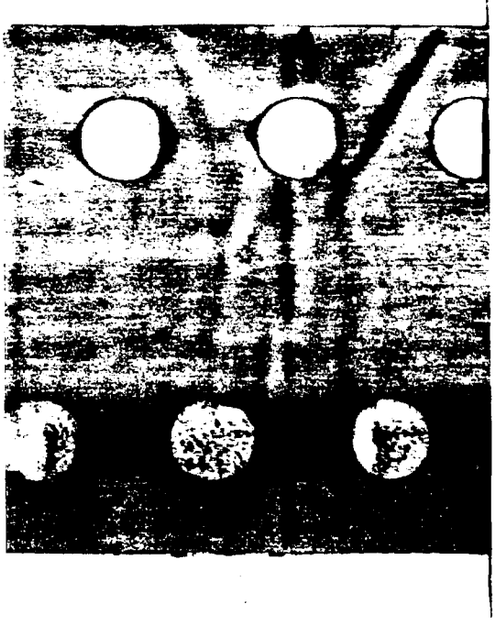
IDENTIFICATION REFERENCE

29571.

MAY 2 2 28 PM '89

FELIX Z WILSON III REGISTER
DAVIDSON COUNTY, TN





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

RECEIVED OF _____

FOR _____

BOOK 7830 PAGE 765

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	60300.00
CON TX	198.99
PRFEE	0.50
WDEED	6.00
TOTAL	205.49
CHECK	205.49

05/02/89 01 14:29 0001 2151

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2957.1.

IDENTIFICATION REFERENCE

MAY 2 2 28 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 205637