FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Williamson — FILE BOX 3

BOOK 7863 PAGE 257

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ [redacted] — 160,500

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF May 19 89

Notary Public

MY COMMISSION EXPIRES: 7-6-91

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: TAYLOR, SCHLATER, LASSITER, TIDWELL & TRENTHAM, ATTYS.
P.O. BOX 1369, BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS:	MAP-PARCEL NUMBERS
Frederick J. Osborne, III	Dominion Bankshares Mortgage Corporation	MAP 160-11
(NAME)	(NAME)	
1105 Nutmeg Court	11350 Random Hills Road, P.O. Box 4226	PARCEL 71
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood, TN 37027	Fairfax, VA 22038	6DU-82582
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, Radnor Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frederick J. Osborne, III and wife, Jane McDougal Osborne

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:

Land in Davidson County, Tennessee, being Lot No. 37 on the Plan of Hearthstone, Phase 9, of record in Book 6900, page 374, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Radnor/Nashville Corporation by deed from James T. Granbery, Jr., et al of record in Book 5883, page 11, Register's Office for Davidson County, Tennessee.

Also, being the same property conveyed to Radnor Homes, Inc. by quitclaim deed from Radnor/Nashville Corporation of record in Book 7863, page 255, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 1105 Nutmeg Court, Brentwood, TN 37027
(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 my hand this 31st day of May, 19 89

RADNOR HOMES, INC.

By: [signature]

STATE OF TENNESSEE
COUNTY OF Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Thomas J. Sitzler

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the Controller of the maker or a constituent of the maker and he is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at office in Brentwood, Tennessee, this 31st day of May, 1989.

Notary Public Teresa L. Beard

7/13/91
My commission expires:

NOTARY PUBLIC AT LARGE STATE OF TENN.

FILED 8:29 AM '89 JUN 13

40546

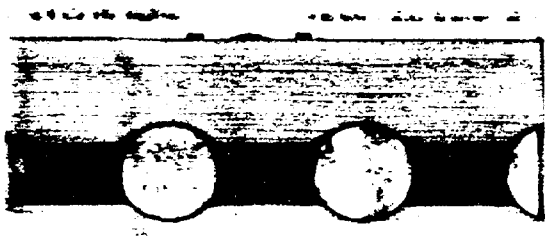
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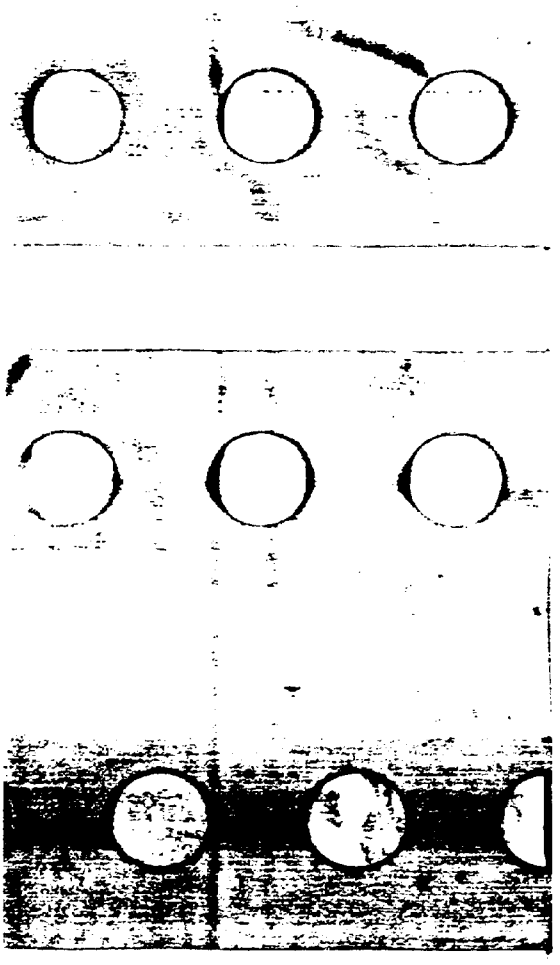
FROM

TO

REALTY TITLE & ESCROW COMPANY, INC.
SUITE 150, 101 WESTPARK DRIVE
P.O. BOX 1369
BRENTWOOD, TN 37027

CT-3546 KOEHCO 01010 06/13/89 4279





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	160500.00
			CON TX	529.65
			PRFEE	0.50
			WDEED	6.00
			TOTAL	~~536.15~~
			CHECK	~~536.15~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/13/89 01 08:31 0001 427

40546

TENNESSEE

Jun 13 8 29 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 218615