STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 73,700.00

Subscribed and sworn to before me, this the 31st day of July 19 89

Affiant

My commission expires: February 2, 1993 (Affix Seal)

Notary Public Kenneth C. Kant

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Superior Title & Escrow Services, Inc.
103 Sumner Court, Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Robert P. Dotson	Park Avenue Mortgage Company, Inc.
208 Amherst Drive	50 Century Blvd., Suite 200
STREET ADDRESS	STREET ADDRESS
Nashville, Tennessee 37214	Nashville, Tennessee 37214
CITY STATE ZIP	CITY STATE ZIP

MAP & PARCEL NO 084-14-0 102.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Charles A. Derrington and wife, Susan L. Derrington

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Robert P. Dotson and wife, Lisa D. Dotson

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 68 on the plan of Walnut Grove Subdivision as of record in Book 2133 at page 87, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Charles A. Derrington and wife, Susan L. Derrington by deed of record in Book 6580 at page 1, said Register's Office.

This conveyance is made subject to taxes for the year 1989 and subsequent years, any and all easements, restrictions and conditions of record.

5.42.34.

IDENTIFICATION

AUG 2 8 48 AM '89

FELIX Z WILKINSON REGISTER DAVIDSON COUNTY

MAIL ENV.

1501 08/02 0101 03CHECK 250.21

THIS IS _____ IMPROVED PROPERTY KNOWN AS 208 Amherst Drive, Nashville, Tennessee 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicaole to all genders.

Witness our hand s this 31st day of July 19 89

Charles A. Derrington

Susan L. Derrington

State of Tennessee
County of Davidson

On this 31st day of July, 19 89, before me personally appeared Charles A. Derrington and wife, Susan L. Derrington to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

February 2, 1993

Notary Public Kenneth C. Kant

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

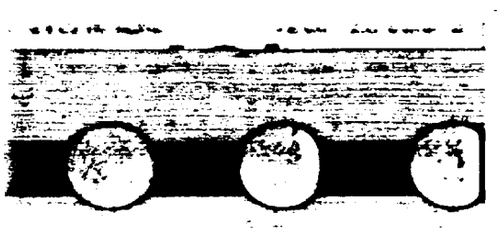
Notary Public

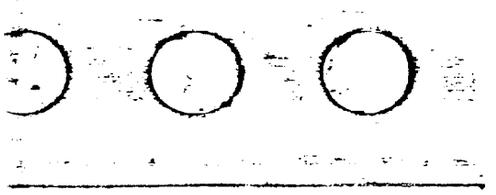
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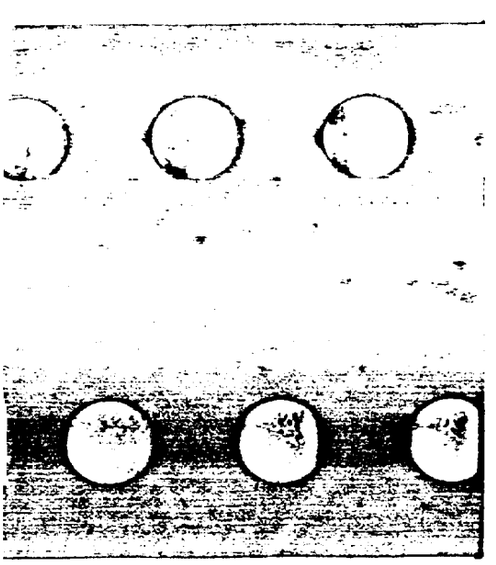
WARRANTY DEED

SUPERIOR TITLE
&
Escrow Services, Inc.

103 SUMNER COURT
HENDERSONVILLE, TN 37075
(615) 822-9232







OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7904 PAGE 243

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 73700.00
				CON TX 243.21
				PRFEE 1.00
				WDEED 6.00
				TOTAL 250.21
				CHECK 250.21
08/02/89		01		08:53 0001 1501

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.42234.

IDENTIFICATION REFERENCE

AUG 2 8 48 AM '89

FELIX Z. WILSON II REGISTER

DAVIDSON COUNTY, TENN.

No. 234339