STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,500.00

David L. Kleinfelter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF August, 19 89.

Notary Public

MY COMMISSION EXPIRES: May 26, 1993

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
David L. Kleinfelter (NAME)	Atlantic Coast Mortgage Company (NAME)	117-2
2904 23rd Avenue South (STREET ADDRESS OR ROUTE NUMBER)	12700 Fair Lakes Circle, #400 (STREET ADDRESS)	#177
Nashville, TN 37215 (CITY) (STATE) (P O ZIP)	Fairfax, VA 22033 (CITY) (STATE) (ZIP)	7DA-22180

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, Jane Ann McCullough and husband, Chan McCullough

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David L. Kleinfelter and Janet I. Morrisett, both unmarried

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. 19, Section 3, on the Map of W. V. Davidson's Hillsboro Highlands, Sections Nos. 2 & 3 of record in Book 843, Page 23, Register's Office for said County.

Said Lot No. 19 fronts 113 feet on the easterly side of 23rd Avenue South, and runs back between parallel lines 165 feet on the southerly line and 166 feet, more or less, on the northerly line to the westerly line of Lot No. 26, measuring 115 feet thereon.

Being the same property conveyed to Jane Ann Lyell Seals by deed from R. W. Terry, et al of record in Book 5856, page 336, and by Deed fron John Lester Seals of record in Book 6091, page 308, Register's Office for Davidson County, Tennessee.

Jane Ann Lyell Seals and Jane Ann McCullough being one and the same person.

56049

IDENTIF. TREFERENCE

Aug 8 1 51 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

3646 08/08 0101 03CHECK 411.25

unimproved ( )
This is improved ( ) property, known as XX 2904 23rd Avenue South, Nashville, TN 37215
(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 their hand s this 4th day of August, 19 89

Jane Ann McCullough

Chan McCullough

STATE OF TENNESSEE
Davidson County

BOOK 7909 PAGE 874

Personally appeared before me, Larry L. Westbrook, a Notary Public in and for said County and State, the within named ~~Jane Ann McCullough and husband, Chan McCullough~~

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of August 19 89.

Commission expires May 26, 1993

Notary Public

STATE OF TENNESSEE
Davidson County

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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 _____.

(his oath) (himself) (they)

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

My commission expires _____

Notary Public

WARRANTY DEED

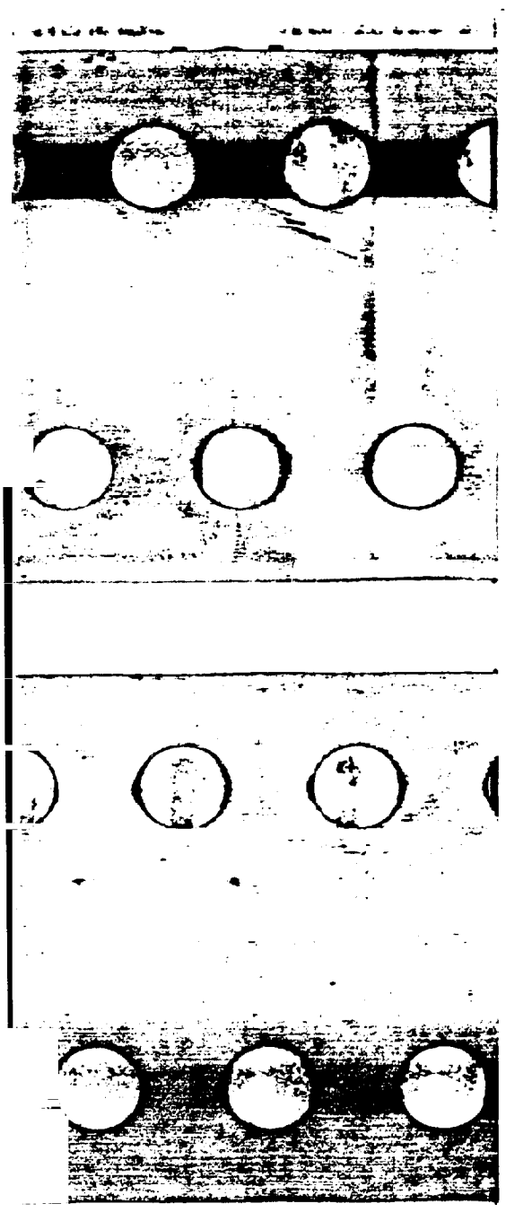
FROM

Jane Ann McCullough and husband, Chan McCullough

TO

David L. Kleinfelter and Janet I. Morrisett, both unmarried

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7909 PAGE 875

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 122500.00
CON TX 404.25
PRFEE 1.00
~~UDEED~~ 6.00
TOTAL 411.25
CHECK 411.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/08/89 01 13:52 0001 3646

56049

IDENTIF. REFERENCE

AUG 8 1 51 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 236950