BOOK 7926 PAGE 580

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69000.00

Kelvin Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF August, 1989.

Gary B. Fisher
Notary Public

MY COMMISSION EXPIRES: 10-9-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Kelvin H. Davis (NAME)	Excella Mortgage Corp. (NAME)	150-09-0
3169 Kinwood Drive (STREET ADDRESS OR ROUTE NUMBER)	9000 E. Church Street (STREET ADDRESS)	232.00
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	02D 75248

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, Audie J. Johnson and wife, Gail Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kelvin H. Davis

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. 21 "B" on the plan of Zone Lot Division, Lots 21 thru 30 (Inclusive), of CHERRY HILLS, Section 12, of record in Book 6250, Pages 174 and 175, as ammended in Book 6250, Page 466, and corrected in Book 7922, Page 803, all in the Register's Office for said County.

Said Lot No. 21"B" fronts 36.65 feet on the southeasterly margin of Kinwood Drive and extends back 185.12 feet on the broken northeasterly line and 184.58 feet on the southwesterly line to a dead line in the rear, measuring 34.63 feet thereon.

Being part of the same property conveyed to Audie J. Johnson by deed from Christopher Kirya and wife, Elizabeth Kirya, of record in Book 7012, Page 746, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

Gail Johnson joins in this conveyance for the sole purpose of conveying any marital rights she may have.

This is unimproved (XX) / improved ( ) property, known as 3169 Kinwood Drive, Antioch, TN 37013
(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 28th day of August, 1989

Audie J. Johnson

Gail Johnson

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Audie J. Johnson and wife, Gail Johnson

the bargainor S, 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 Antioch, Tennessee, this 28th day of August, 1989.

Commission Expires 10-3-91

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

Commission Expires _____

_____ Notary Public

WARRANTY DEED

FROM
Audie J. Johnson

TO
Kelvin H. Davis

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

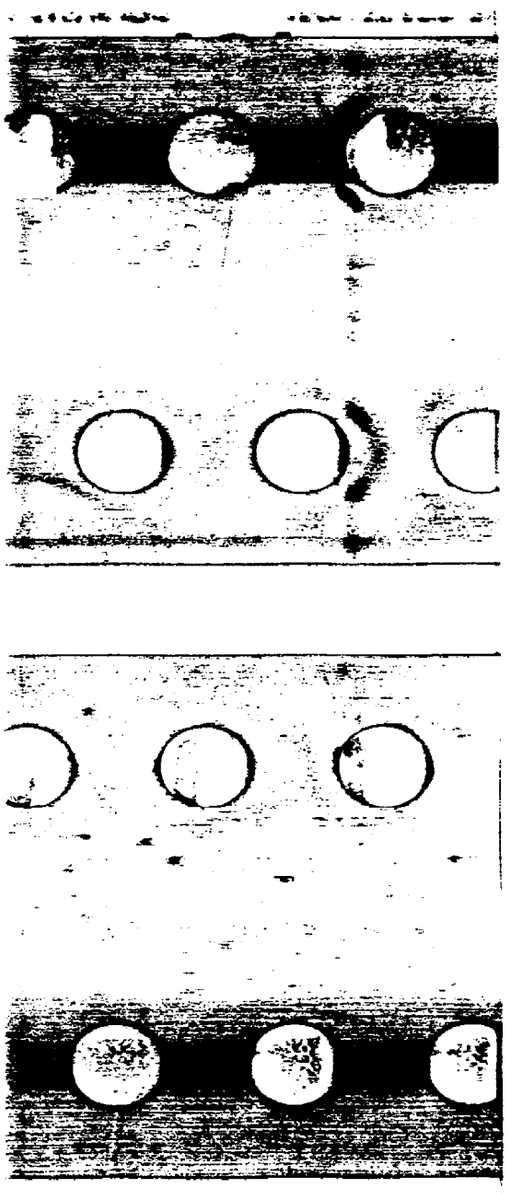
6 2 1.5.2

IDENTIFICATION REFERENCE

AUG 30 1 28 PM 1989

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

0904 08/30 0101 CKCHECK 205.00



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	60000.00
CON TX	198.00
PRFEE	1.00
WDEED	6.00
TOTAL	205.00
CHECK	205.00

08/30/88 01 13:30 0001 0704

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6215.2

IDENTIFI REFERENCE

AUG 30 1 28 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 244102