This instrument prepared by:
MID-STATE TITLE & ESCROW, INC.
GAYLE T. MOYER, ATTORNEY, 128 HOLIDAY COURT, SUITE 125, FRANKLIN, TN 37064

SEND TAX STATEMENTS TO:
Sovran Mortgage Corporation
201 East Cary Street
Richmond, Virginia 23219-3736

NAME OF MORTGAGEE:
Sovran Mortgage Corporation

ADDRESS NEW OWNERS:
Paul Griffin,III and Sandra T. Griffin
778 Elysian Fields Road
Nashville, Tenn. 37204

MAP 132-14, GROUP ___, PARCEL 54

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE HUNDRED FIFTEEN THOUSAND ($115,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, I, CHARLES M. WYMAN, EXECUTOR OF THE ESTATE OF KELMA HIBBETT, DECEASED, have this day bargained and sold and do hereby transfer and convey unto PAUL GRIFFIN, III AND WIFE, SANDRA T. GRIFFIN, their heirs and assigns, the following described property:

Land in Davidson County, Tennessee, being Lot No. 54 on the Plan of Elysian Fields, Section 1, as of record in Book 1424, page 81, Regsiter's Office for said County, and described as follows:

Beginning at a point in the northeasterly margin of Elysian Fields Road, the common corner of Lots 53 and 54; thence with the line between said lots, northeastwardly 200 feet to a concrete monument; thence northwestwardly 150 feet to a concrete monument in the southerly margin of a 60-foot unnamed road (now Omandale Drive); thence with the margin of said road, south 69 degrees 30 minutes west 270 feet to the beginning of a curve; thence along said curve, southerly 64.31 feet to a point in the northeasterly margin of Elysian Fields Road; thence with the margin of said Road, southeastwardly 216.88 feet to the point of beginning.

Being the same property conveyed to W. T. Hibbett and wife, Kelma Hibbett by deed of James E. Caldwell & Company, of record in Book 1968, page 630, Register's Office of Davidson County, Tennessee. W. T. Hibbett died February 13, 1965, with title vesting in Kelma Hibbett as the surviving tenant by the entirety. Kelma Hibbett died July 22, 1989, and title is vested in her estate pursuant to her Last Will and Testament, recorded in Will Book 168, page 47, Probate Court of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said Paul Griffin, III and wife, Sandra T. Griffin, their heirs and assigns, forever.

AND GRANTOR COVENANTS with the said Paul Griffin, III and wife, Sandra T. Griffin, that he is lawfully seized and possessed of said land, in fee simple, has a good right to convey it, and that it is unencumbered, except as follows:

RUSH

OCT 2 12 49 PM '89
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

70650

1. 1989 Davidson County taxes are a lien against the property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with grantor paying his prorata part thereof to grantees, who will be responsible for payment of said taxes when they become due. Map and Parcel No. 132-11/54; Field Book No. 0H00635.

2. Matters appearing on the Plan of Elysian Fields, Section 1, of record in Book 1424, page 81, said Register's Office, including the following: (a) 100 ft. minimum building setback line from Elysian Fields Road; (b) 50 ft. minimum building setback line from Omandale Drive; and (c) 10 ft. utility easement lying along the rear boundary line.

AND GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to said property, to the said Paul Griffin, III and wife, Sandra T. Griffin, their heirs and assigns, against the lawful claims of all persons, whomsoever.

Witness my hand on this the 29th day of September, 1989.

Charles M. Wyman, Executor
CHARLES M. WYMAN, EXECUTOR

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared Charles M. Wyman, Executor, the within named bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, on this the 29th day of September, 1989.

(SEAL)

Gaye J Moyer
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
4-23-91

1800 10/02 0101 03 CHECK 386.50

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $115,000.00.

Paul Griffin III

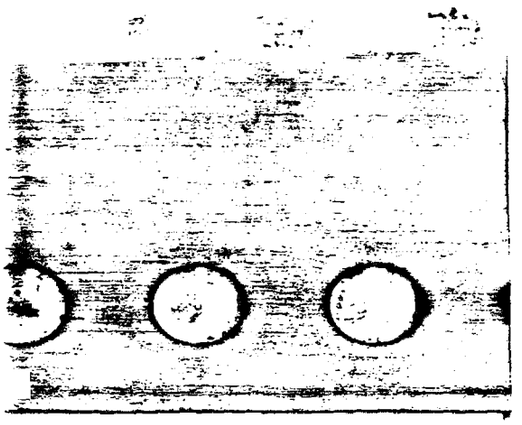
Sworn to and subscribed to before me, on this the 29th day of September, 1989.

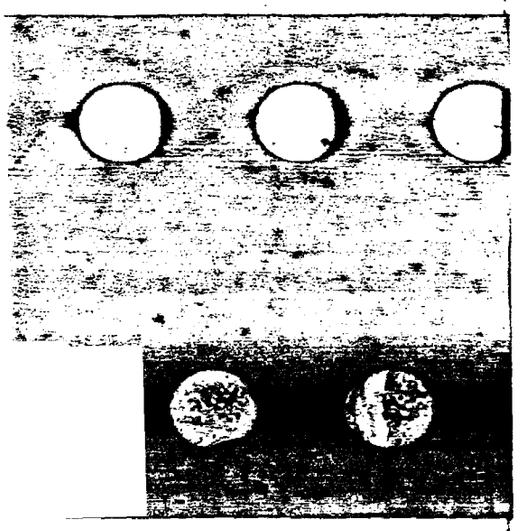
(SEAL)

Gaye J Moyer

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
4-23-91





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

RECEIVED OF _____

FOR _____

BOOK 7951 PAGE 297

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	
				115000.00
			CON TX	379.50
			PRFEE	1.00
			WDEED	6.00
			TOTAL	386.50
			CHECK	386.50
10/02/89	01		12:51 0001	1800

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.0658

IDENTIFICATION REFERENCE

OCT 2 12 49 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 254019