FORM NO. WD-1

BOOK 7994 PAGE 123

File # 25450

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$56,900.00

William D. Conner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31st DAY OF October, 19 89

Notary Public

MY COMMISSION EXPIRES: 3-11-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM D. CONNER (NAME)	UNION SECURITY MORTGAGE COMPANY (NAME)	MAP 72-13
1001 Canal Avenue (STREET ADDRESS OR ROUTE NUMBER)	3322 West End Ave., Suite 400 (STREET ADDRESS)	PARCEL 46
Nashville, TN 37206 (CITY) (STATE) (P.O. ZIP)	Nashville, Tn 37203 (CITY) (STATE) (ZIP)	15DA-02280

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, THE ESTATE OF JONES D. ANDERSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM D. CONNER and wife, BRENDA S. CONNER

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 19, Irvington, of record in Book 843, Page 60, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to J. D. Anderson and wife, Bessie S. Anderson by Quit Claim Deed from Life Insurance & Casualty Company of Tennessee recorded in Book 962, Page 223, Register's Office for Davidson County, Tennessee.

SEE ATTACHED CONTINUATION OF DERIVATION CLAUSE.

IDENTIF. REFERENCE 85449

NOV 29 2 53 PM '89

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY TN.

unimproved / This is improved X property, known as 1001 Canal Avenue, Nashville, TN 37206
(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 his hand this 31st day of October, 19 89

THE ESTATE OF JONES D. ANDERSON
by Vivian Ansell Anderson,
Administratrix with the Will annexed

Vivian Ansell Anderson, Trustee of
the Jones D. Anderson Testamentary
Trust

BOOK 7994 PAGE 124

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Vivian Audell Anderson, Administratrix with the Will Annexed and Vivian Audell Anderson, Trustee of the Jones D. Anderson Testamentary Trust the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of October, 19 89.

Commission Expires 3-11-91

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____.

_____ Notary Public

Commission Expires _____

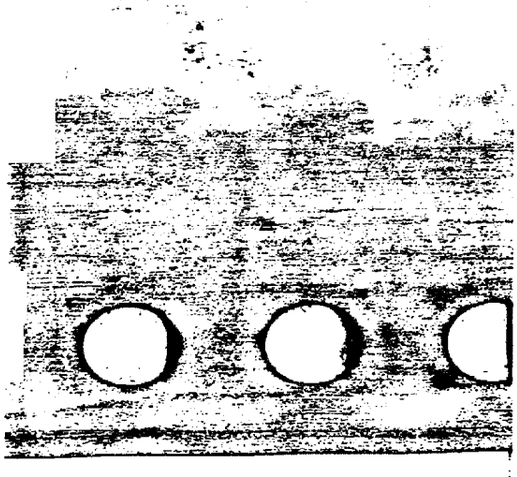
WARRANTY DEED

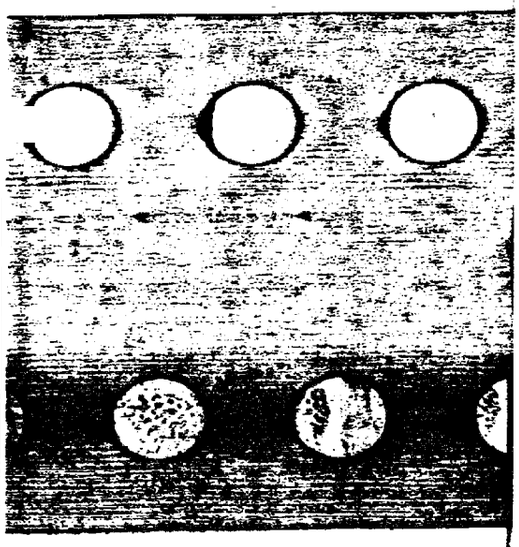
FROM
THE ESTATE OF JONES D. ANDERSON

TO
WILLIAM D. CONNER
BRENDA S. CONNER

Saturn & Mazer, Attorneys
Row 1
Box 7

8457 11/29 0101 03CHECK 194.77





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

RECEIVED OF _____

FOR _____

BOOK 7994 PAGE 125

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	56900.00
CON TX	187.77
PRFEE	1.00
WDEED	6.00
TOTAL	194.77
CHECK	194.77

11/29/89 01 14:51 0001 8457

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

85449

IDENTIF. REFERENCE

NOV 29 2 53 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 271239