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THIS INSTRUMENT PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,104.14

Roger L. Graham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February, 1990

Patricia Nichols
Notary Public

MY COMMISSION EXPIRES: 7/24/93

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENN. PATRICIA NICHOLS

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Roger L. Graham	Citicorp Mortgage, Inc.	MAP 162-3
(NAME)	(NAME)	
6001 Hawkdale Drive	P. O. Box 790002	PARCEL 364
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	St. Louis, MO 63179-0002	05DU53423
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Thomas A. Meschievitz and wife, Sandra Graham Meschievitz

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roger L. Graham and wife, Joyce Graham and Terry L. Kemp, 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:

BEING Lot No. 84, on the plan of Haywood Hills, Section 5, of record in Plat Book 4675, Page 143, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Thomas A. Meschievitz and wife, Sandra Graham Meschievitz by deed from Sandra Graham Meschievitz, of record in Book 6858, Page 164, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Dale E. Wagner, unmarried, to James R. Bellar, Trustee, for Mercantile Mortgage Company, dated August 30, 1979, and filed for record in Book 5492, Page 550, Register's Office for said County, with an unpaid principal amount of approximately $ 39,104.14, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

04901

INCLUDE REFERENCE

FEB 20 1 52 PM '90

FELIX E. DAVIDSON COUNTY TN.

This is unimproved ( ) improved (XX) property, known as 909 Algonquin Court, 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 heir 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 covey 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 our hand s this 16th day of February, 1990

Sandra Graham Meschievitz
Sandra Graham Meschievitz

Thomas A. Meschievitz
Thomas A. Meschievitz

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STATE OF MICHIGAN
COUNTY OF WAYNE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas A. Meschievitz

the bargainor _____, with whom I am personally acquainted/and who acknowledged that he executed the within instrument for the purposes therein contained. (or proved to me on the basis of satisfactory evidence) Witness my hand and official seal at

WARREN, Michigan, this 14th day of February 19 90

Commission expires _____

Monique Dumont
Notary Public

MONIQUE DUMONT
Notary Public, Wayne County, Mich.
My Commission Expires June 9, 1993

STATE OF TENNESSEE
COUNTY OF

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he / they) as such _____ and _____ being authorized so to do, execute 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 _____

(or proved to me on the basis of satisfactory evidence)

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

My commission expires _____

_____
Notary Public

4104 02/20 0101 03CHECK 185.53

WARRANTY DEED

FROM
Thomas A. Meschievitz
Sandra Graham Meschievitz

TO
Roger L. Graham
Joyce Graham
Terry L. Kemp

RETURN TO:
METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

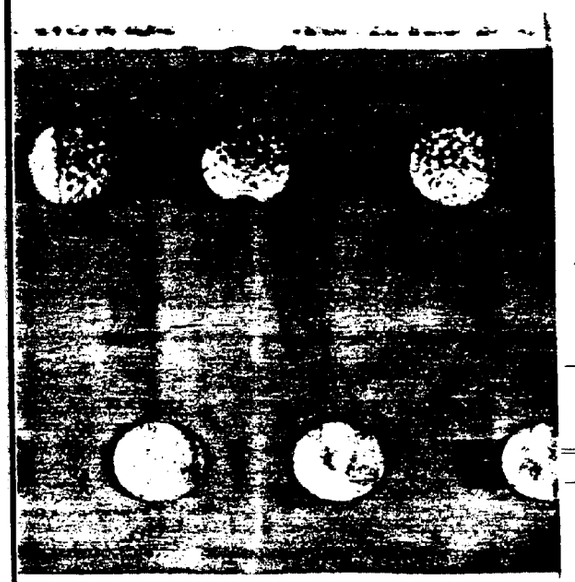
RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214

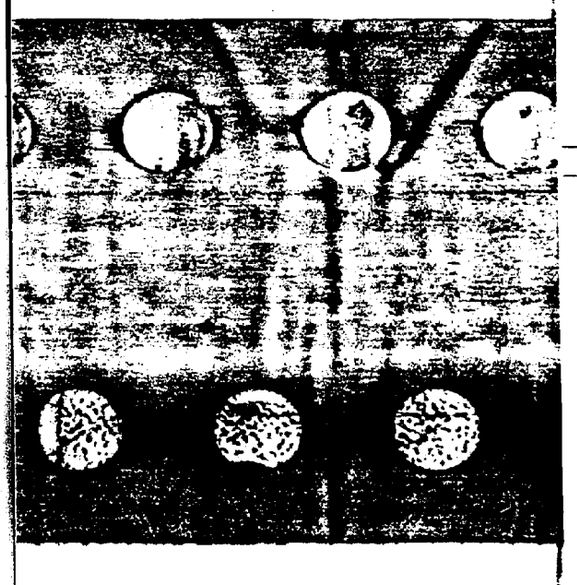
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sandra Graham Meschievitz, 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 16th day of February, 1990.

My Commission Expires: 7/24/93

Patricia Nuckolls
Notary Public AT LARGE
STATE OF TENNESSEE





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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 54104.14
CON TX 178.53
PRFEE 1.00
WDEED 6.00
TOTAL 185.53
CHECK 185.53

02/20/90 01 13:52 0001 4104

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04901
IDENTIF. REFERENCE
FEB 20 1 53 PM '90
FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 294088