FILE 4^

BOOK 8054 PAGE 803

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF February, 19 90

Notary Public

MY COMMISSION EXPIRES: 5-20-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John H. Buchanon (NAME)	Sovran Mortgage Corporation (NAME)	15DZ 31515
2009 McGavock Pike (ADDRESS)	201 East Cary Street (ADDRESS)	72-4-323
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	Richmond, VA 23231-3736 (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, Dana C. Dickerson and Vikki S. Dickerson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John H. Buchanon and wife, Elizabeth Buchanon

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. 3 as shown on the re-subdivision of Lots 3, 4 and 5 of Country Club Estates, Block "C" as recorded in Plat Book 5190, page 117, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 105 feet on the westerly margin of McGavock Avenue and extends back between parallel lines 165 feet to a dead line.

Being the same property conveyed to Dana C. Dickerson and wife, Vikki S. Dickerson by deed from Thomas B. Montgomery and wife, Debora Rota Montgomery of record in Book 7781, page 693, Register's Office for Davidson County, Tennessee.

07154

IDENTIF. REFERENCE

MAR 1 9 13 AM '90

DAVIDSON COUNTY TN.

8177 03/01 0101 03CHECK 237.67

unimproved ( )
This is improved (X) property, known as 2009 McGavock Pike, Nashville, Tennessee 37216
(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 our hand S this 23rd day of February, 19 90

Dana C. Dickerson

Vikki S. Dickerson Bauman

Vikki S. Dickerson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 8054 PAGE 804

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dana C. Dickerson and Vikki S. Dickerson

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 Madison, Tennessee, this 23rd day of February 19 90.

Commission expires 5-20-92

Joyce B. Donahue
Notary Public

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 _____.

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

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

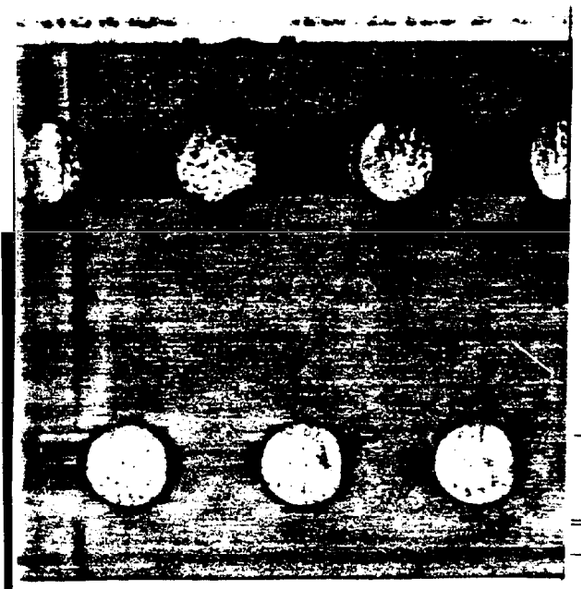
Dana C. Dickerson and Vikki S. Dickerson

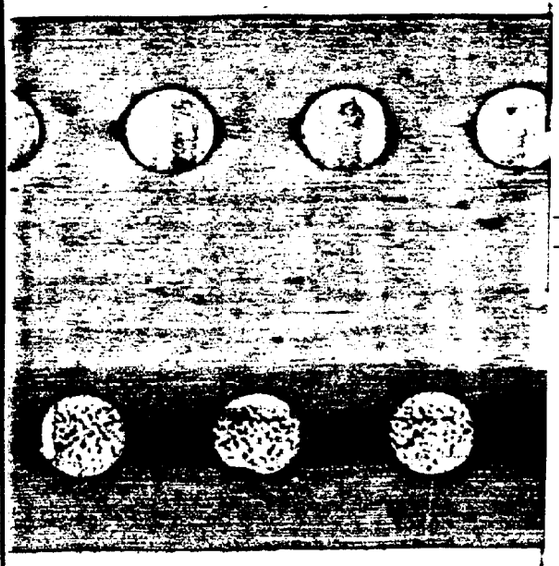
TO

John H. Buchanon and wife, Elizabeth Buchanon

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115





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

RECEIVED OF _____

FOR _____

BOOK 8054 PAGE 805

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 69900.00
CON TX 230.67
PRFEE 1.00
MDEED 6.00
TOTAL 237.67
CHECK 237.67

03/01/90 01 09:13 0001 8177

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07154

IDENTIF. TREFERENCE

MAR 1 9 13 AM '90

DAVIDSON COUNTY TN.

No. 296695