BOOK 8104 PAGE 304 FORM NO. WD-1

File # 27071

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$117,900.00 Margaret Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 1990.

Glen Hall
Notary Public

MY COMMISSION EXPIRES: 3-11-94

(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
STEPHEN A. SEWELL (NAME)	Park Avenue Mortgage Company, Inc. (NAME)	150-6
3012 Brantley Drive (STREET ADDRESS OR ROUTE NUMBER)	50 Century Boulevard, Suite 200 (STREET ADDRESS)	234
Antioch, TN 37013 (CITY) (STATE) (P.O. ZIP)	Nashville, Tn 37214 (CITY) (STATE) (ZIP)	2DX 4620

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, LANDMARK PROPERTIES, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEPHEN A. SEWELL and wife, NINA C. SEWELL

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 1, Percy Priest Meadows Addition, Section 1, as in Book 6900, page 513, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

24596

IDENTIFICATION REFERENCE

MAY 7 3 25 PM '90

DAVIDSON COUNTY, TN

7598 05/07 0101 03CHECK 396.07

BEING the same property conveyed to Landmark Properties, Inc. by deed from Roussel Construction Company, Inc. of record in Book 7731, Page 976, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3012 Brantley 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 their hands this 1st day of May, 1990

LANDMARK PROPERTIES, INC.

By: Kristi Lund Pres.

BOOK 8104 PAGE 305

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____executed the within instrument for the purposes therein contained.

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

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared Carole Roussel

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 President of the LANDMARK PROPERTIES, INC. a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Carole Roussel, President.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of May, 19 90.

Notary Public

Commission Expires 3-11-91

WARRANTY DEED

FROM LANDMARK PROPERTIES, INC.

TO STEPHEN A. SEWELL
NINA G. SEWELL

Saturn & Mazer, Attorneys
Row 1
Box 7



OFFICIAL RECEIPT

FELIX Z. WILSON, II

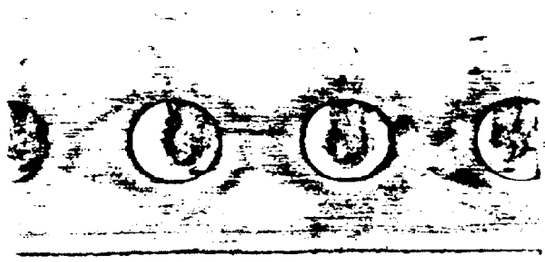
REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

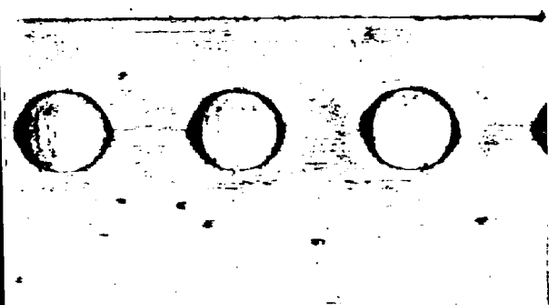
FOR _____

BOOK 8104 PAGE 306



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	
				117900.00
			CON TX	389.07
			PRFEE	1.00
			WDEED	6.00
			TOTAL	396.07
			CHECK	396.07
05/07/90	01		15:27 0001	9598



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



24596

IDENTIFICATION REFERENCE

MAY 7 3 28 PM '90

DAVIDSON COUNTY, TN

No. 317073