FILE BOX "7"

BOOK 8119 PAGE 830

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,010.67

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF MAY, 19 90

Notary Public

MY COMMISSION EXPIRES: NOV 21 1992

(AFFIX SEAL)

File No. 27184

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
HARRY ROBINSON et ux (NAME)	DOMINION BANKSHARES MORTGAGE CORP. (NAME)	136-14
205 Upwind Court (STREET ADDRESS OR ROUTE NUMBER)	7711 Plantation Road (STREET ADDRESS)	113
Nashville, TN 37217 (CITY) (STATE) (P.O. ZIP)	Roanoke, Virginia 24019 (CITY) (STATE) (ZIP)	2DX 01378

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, WILLIAM A. DERRY and ANGELA CAVANESS, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HARRY ROBINSON and wife, SONJA ROBINSON

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. 42 on the plan of Harbour Town Village, Section 2, on the plat of the Resubdivision of Lots 42 and 43, of record in Book 4885, page 130, Register's Office for said County.

SAID Lot No. 42 fronts 88.33 feet on the easterly margin of Upwind Court and extends back 143.28 feet on the southerly line and 121.80 feet on the northerly line to a broken line in the rear, measuring 92.05 feet thereon.

BEING the same property conveyed to William A. Derry and Angela Cavaness by deed from Joseph J. Malesic, Jr., and wife, Danelle Malesic of record in Book 7695, Page 248, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to ATLANTIC COAST MORTGAGE COMPANY, of record in Book 7695, Page 251, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH DOMINION BANKSHARES MORTGAGE CORPORATION.

This is (unimproved) (improved XX) property, known as 205 Upwind Court, Nashville, Tennessee 37217
(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 hands this 25th day of May, 19 90

WILLIAM A. DERRY

ANGELA CAVANESS

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM A. DERRY and ANGELA CAVANESS

the bargainors, 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 Nashville, Tennessee, this 25th day of May, 1990.

Commission Expires 11-21-92

James L. Davis
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 _____

29930

WARRANTY DEED

FROM

WILLIAM S. DERRY

TO

ANGELA CAVANESS

TO

HARRY ROBINSON

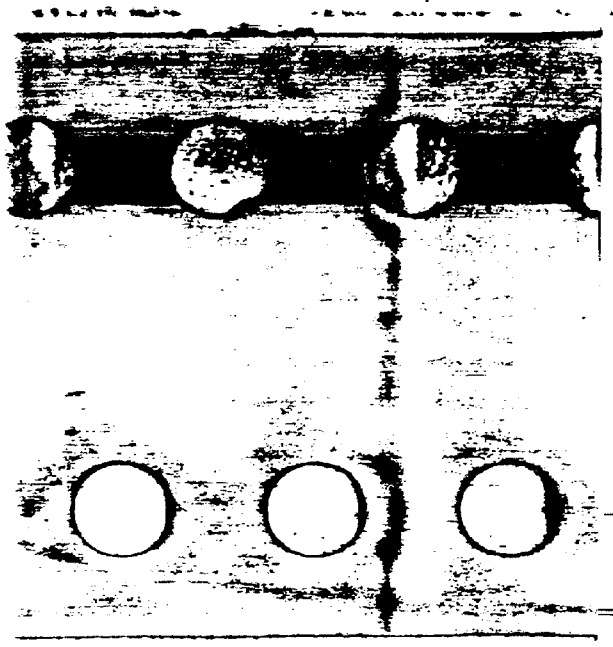
SONJA ROBINSON

IDENTIF. TREFERENCE

MAY 31 11 31 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

5079 05/31 0101 03CHECK 320.50



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

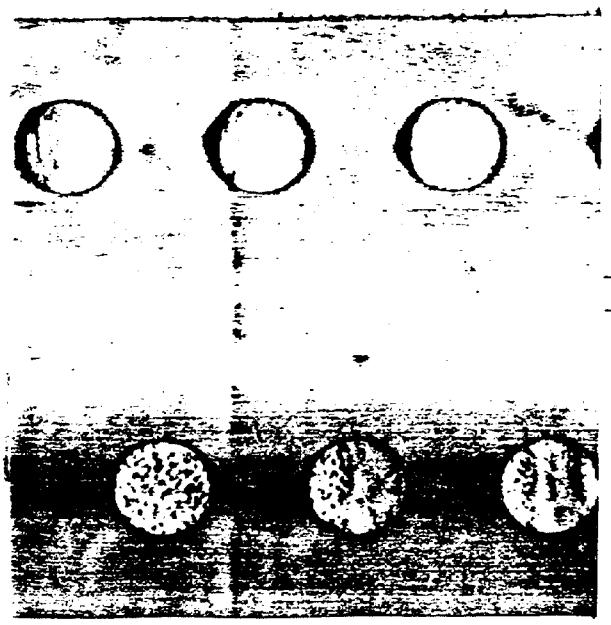
RECEIVED OF _____

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 95010.67
CON TX 313.50
PRFEE 1.00
WDEED 6.00
TOTAL 320.50
CHECK 320.50

05/31/90 01 11:30 0001 6079

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29930

IDENTIF. REFERENCE

MAY 31 11 31 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 323472