BOX 15

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $102,500.00

John K. Kunz
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May, 1990.

Notary Public

MY COMMISSION EXPIRES: May 26, 1993
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John K. Kunz (NAME)	Sovran Mortgage Corporation (NAME)	150-8
3524 Daisy Trail (STREET ADDRESS OR ROUTE NUMBER)	201 East Cary Street (STREET ADDRESS)	36
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Richmond, VA 23219 (CITY) (STATE) (ZIP)	

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, John Richard Foster and wife, Carol A. Foster

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John K. Kunz and wife, Holly A. Kunz and James H. Bedino and wife, Saramae Bedino

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. 319 on the Plan of The Country, Section 7-B, as of record in Book 6250, page 505, Register's Office for Davidson County, Tennessee.

Said Lot No. 319 fronts 87.14 feet on the northerly margin of Daisy Trail and extends back 126.88 feet on the easterly line and 129.69 feet on the westerly line to a dead line in the rear measuring 67.94 feet thereon.

Being the same property conveyed to John Richard Foster and wife, Carol A. Foster by deed from Randall Phillips Builders, Inc. of record in Book 6735, page 757, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

30364

IDENTIF. TREFERENCE

JUN 1 2 07 PM '90

FELIX Z. ALLISON III REGISTER
DAVIDSON COUNTY TN.

6234 06/01 0101 030HEDK 345.25

This is improved (XX) property, known as 3524 Daisy Trail, Antioch, TN 37013 (House Number) (Street) (P O Address) (City or Town) (Postal Zip)
unimproved ( )

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 27th day of April, 19 90

John Richard Foster

Carol A. Foster

John Richard Foster

Carol A. Foster

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, WILLIAM J. BURKE, a Notary Public in and for said County and State, the within named John Richard Foster and wife, Carol A. Foster

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 Nashville, Tennessee, this 27th day of APRIL 1990.

Commission expires 3-27-93

William J. Burke
Notary Public

STATE OF TENNESSEE
Davidson County

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____, being authorized so to do, executed 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 _____.

(his oath) (themselves) (himself) (they)

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

My commission expires _____

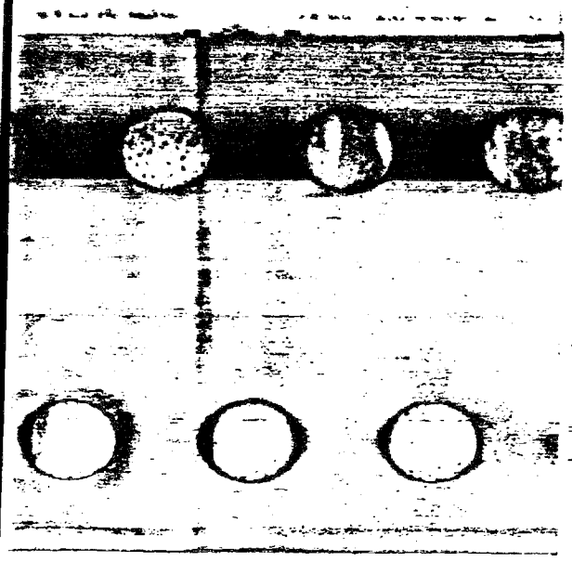
_____
Notary Public

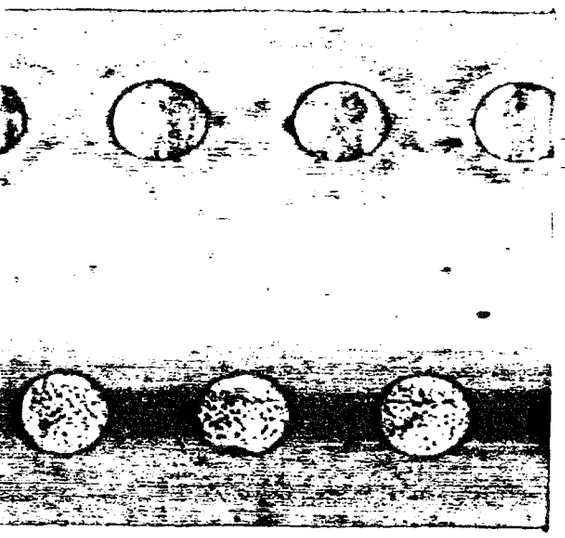
WARRANTY DEED

FROM

TO

Compliments of
Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219
Phone (615) 259-2290





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

MAMT 102500.00
ERR CO
MAMT 102500.00-
CAMT 102500.00
CON TX 338.25
PRFEE 1.00
~~MFEE 6.00~~
~~TOTAL 345.25~~
CHECK 345.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/01/90 01 14:06 0001 6234

30364

IDENTIF. REFERENCE

JUN 1 2 07 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 323937