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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 45,000.00
Amount

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

Notary Public

MY COMMISSION EXPIRES: 5-2
(AFFIX SEAL)

JOYCE B. DONEHUE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
Mai H. Duffer (NAME)	Sovran Mortgage Corporation (NAME)	2DA 69116
1262 Massman Drive (ADDRESS)	201 East Cary Street (ADDRESS)	107-14-37
Nashville, TN 37217 (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, James M. Fischer, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mai H. Duffer

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 a part of the Plan of Copperfield Terrace Condominiums as of record in Book 6250, page 50, Register's Office for said County, the part hereby described as being Unit No. 37 on said Plan as shown in and described by the Master Deed Establishing a Horizontal Property Regime with respect to Copperfield Terrace Condominiums, as of record in Book 6326, page 790, said Register's Office.

Being the same property conveyed to James M. Fischer, Jr. by deed from Carson C. Driver, Jr. and wife, Doris B. Driver, of record in Book 6397, page 288, Register's Office for Davidson County, Tennessee.

Charlotte L. Fischer joins in this conveyance for the express purpose of relinquishing all marital rights she may have in subject property now or in the future.

Pursuant to Power of Attorney of record in Book 7336, page 840, Register's Office for Davidson County, Tennessee, James M. Fischer, Jr. was appointed attorney in fact for Charlotte L. Fischer.

4371

IDENTIFICATION REFERENCE

JUN 15 12 42 PM '90

KELLY Z WILKINSON REGISTER DAVIDSON COUNTY, TN

0939 06/15 0101 03CHECK 155-50

This is improved (X) property, known as 1262 Massman Drive, Nashville, Tennessee 37217
unimproved ( )
(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 my hand this 25th day of May, 19 90

James M. Fischer, Jr.

Charlotte L. Fischer by James M. Fischer

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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 James M. Fischer, Jr.

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that the executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 25th day of May, 19 90.

Commission expires 5-20-92

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 25th day of May, 1190, before me, the undersigned, a Notary Public in and for said County and State, personally appeared JAMES M. FISCHER, JR. to me known to be the person who executed the foregoing instrument in behalf of CHARLOTTE L. FISCHER, and acknowledged that he executed the same as the free act and deed of the said CHARLOTTE L. FISCHER.

Witness my hand and official seal at Madison, Tennessee, this 25th day of May, 1990.

My commission expires: 5/20/92

NOTARY PUBLIC

WARRANTY DEED

FROM

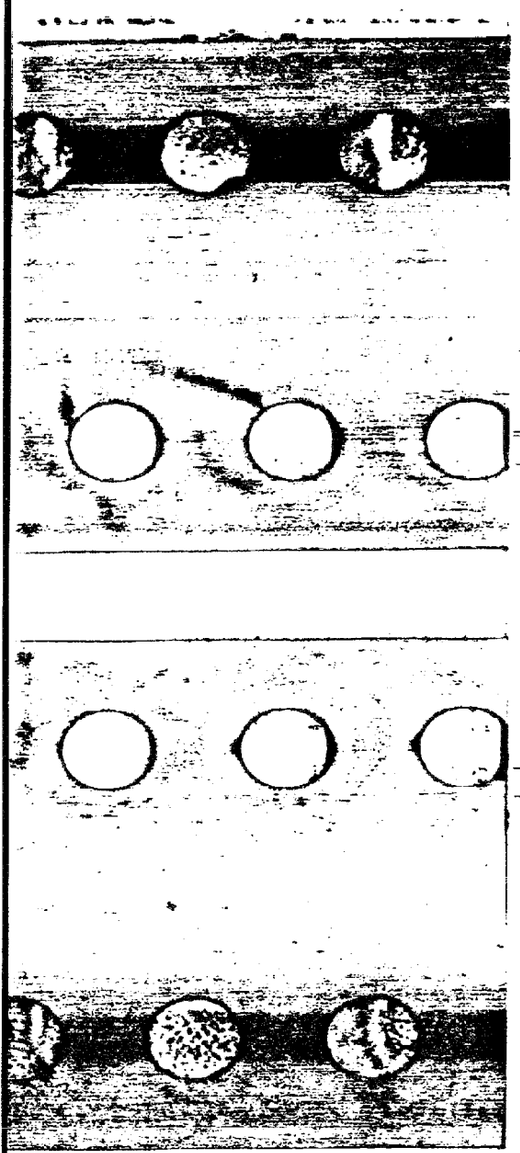
James M. Fischer, Jr.

TO

Mai H. Duffer

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 _____

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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	45000.00
			CON TX	148.50
			PRFEE	1.00
			WDEED	6.00
			TOTAL	155.50
			CHECK	155.50
06/15/90	01		12:44 0001	0939

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

34371

IDENTIFICATION REFERENCE

JUN 15 12 43 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 328584