FILE BOX 30

FORM NO. WD-1

BOOK 8201 PAGE 884

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF September, 19 90

Notary Public

MY COMMISSION EXPIRES: 10-22-94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN FEDERAL 230 4TH AVE. N. NASHVILLE, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
DAVID E. EBERLIN (NAME)	OWNER (NAME)	64-11-A-006.00CO
106 CHADDS COURT (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	4D-92012
HERMITAGE, TN (CITY) (STATE) (P.O. ZIP)	(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 METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID E. EBERLIN AND WIFE, DEBORAH L. EBERLIN

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. 6 on the Plan of Caleb Chase, of record in Plat Book 6250, pages 821 and 822, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Metropolitan Federal Savings and Loan Association by Substitute Trustee's deed from Elizabeth M. Wilson, Substitute Trustee, of record in Book 8144, page 165, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
1990 Taxes which have been prorated and assumed by the grantees herein; Restrictive covenants contained in instrument of record in Book 4465, page 109, said Register's Office;
The plan of record in Book 4715, page 56, said Register's Office, showing as to a portion of the described property, an owner's certificate, certain public utility and drainage easements; not to be used as a building site unless approved by the Metropolitan Health Department; lot to be served by a septic system; Storm water Detention Agreement of record in Book 6548, page 557, Register's Office for said County; Declaration of Covenants, Conditions and Restrictions of record in Book 6777, page 453, said Register's Office as corrected in Book 6783, page 805, amended in Book 7189, page 553, said Register's Office and matters shown on the plan of Caleb Chase of record in Book 6250, pages 821 and 822, said Register's Office.

unimproved (X) this is improved ( ) property, known as 106 Chadds Court Hermitage, TN
(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 12th day of SEPTEMBER, 1990

METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION

By: Harold W. Fitzpatrick
Harold W. Fitzpatrick, Senior Vice President

STATE OF TENNESSEE
Davidson County

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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, Wanda Fults a Notary Public in and for the State and County aforesaid, personally appeared Harold W. Fitzpatrick

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 Senior Vice President of the Metropolitan Federal Savings and Loan Association a corporation, and that he as such Senior Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Senior Vice President.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of September, 90

Wanda Fults Notary Public

Commission Expires 10-9-91

59508

WARRANTY DEED

FROM

METROPOLITAN FEDERAL SAV. & LOAN

TO

DAVID E. EBERLIN ET UX

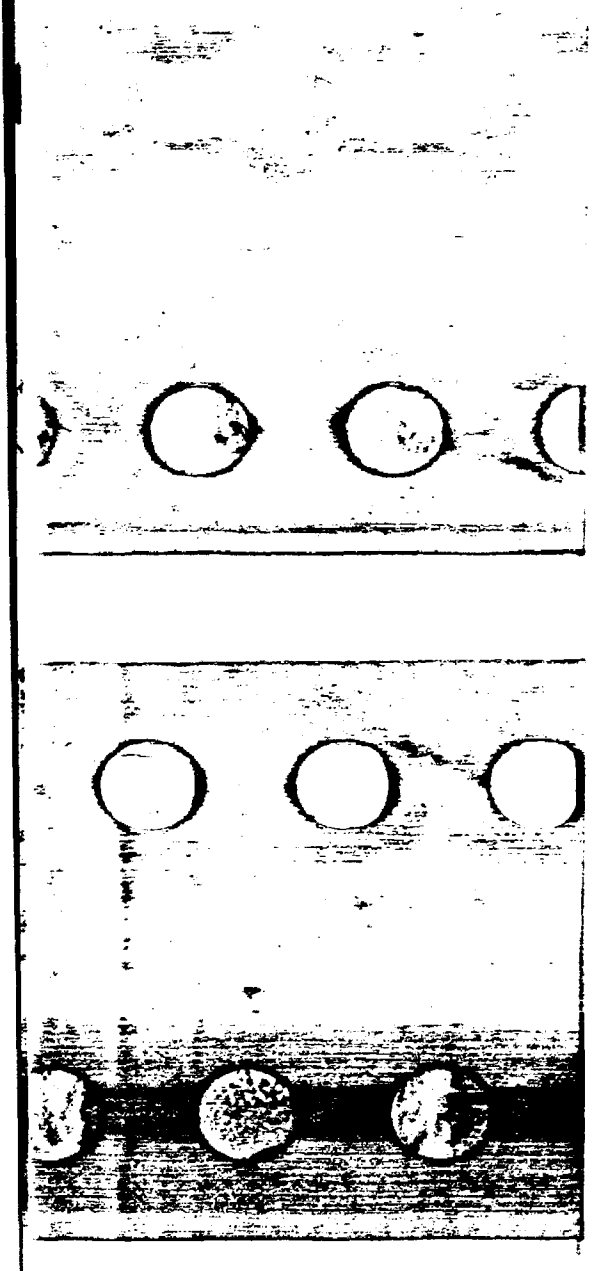
IDENTIFICATION

SEP 24 3 51 PM '90

1585 09/24 0101 020HECK 56.50

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101



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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 15000.00
				CON TX 49.50
				PRFEE 1.00
				WDEED 6.00
				TOTAL 56.50
				CHECK 56.50

09/24/90 01 15:52 0001 1565

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59508

IDENTIFICATION REFERENCE

SEP 24 3 51 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 358176