BOOK 8220 PAGE 61

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,500.00

Deborah D. Blair-Payne
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October 19 90.

Notary Public

MY COMMISSION EXPIRES November 10, 1991
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAW OFFICE OF RICHARD MANSON, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Antonio M. Payne (NAME)	Sovran Mortgage Corporation (NAME)	80-8-70
3245 Panorama Drive (ADDRESS)	201 East Cary Street (ADDRESS)	
Nashville, TN 37218 (CITY) (STATE) (ZIP)	Richmond, Virginia 23219-3736 (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, Madelene Butler Waller, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Antonio M. Payne and wife, Deborah D. Blair Payne

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:

Being Lot No. 282 on the Plan of Bordeaux Gardens, Section I, as of record in Book 3300, page 91, Register's Office for Davidson County, Tennessee.

Said Lot fronts 55 feet on the westerly side of Panorama Drive and runs back 175 feet on the southerly line and 187.35 feet on the northerly line, which is a broken line, to a dead line in the rear on which it measures 25 feet.

Being the same property conveyed to Madelene Butler Waller by quitclaim deed from Julian W. Blackshear, Jr., Trustee, of record in Book 6228, page 521, said Register's Office.

Madelene Butler Waller and Madelene B. Waller are one and the same person.

65962

IDENTIF. REFERENCE

OCT 19 9 16 AM '90

FELIX Z. ROBINSON REGISTER
DAVIDSON COUNTY TN.

unimproved ( )
This is improved (X) property, known as 3245 Panorama Drive, Nashville, TN 37218
(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 15th day of October 19 90

Madelene Butler Waller By George B. Butler attorney in fact
Madelene Butler Waller

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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 Madelene Butler Waller, unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of October 19 90.

Commission expires November 10, 1991

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

1421 10/19 0101 03CHECK 137.05

WARRANTY DEED

FROM
Madelene Butler Waller

TO
Antonio M. Payne and wife, Deborah D. Blair Payne

RETURN TO:
LAW OFFICE OF RICHARD MANSON
1314 Fifth Ave. North, Suite 300
Nashville, Tennessee 37208-2726

STATE OF TENNESSEE

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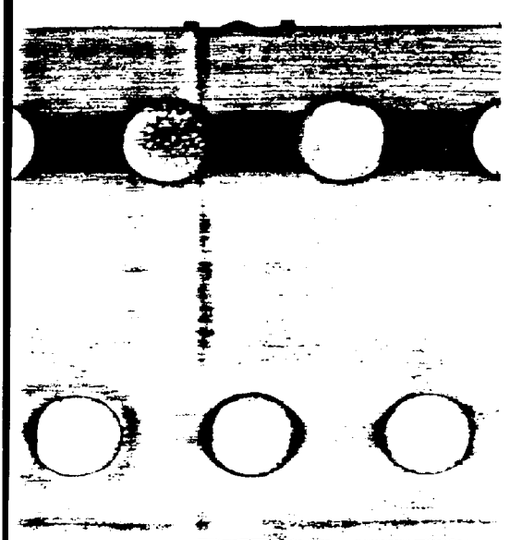
COUNTY OF DAVIDSON

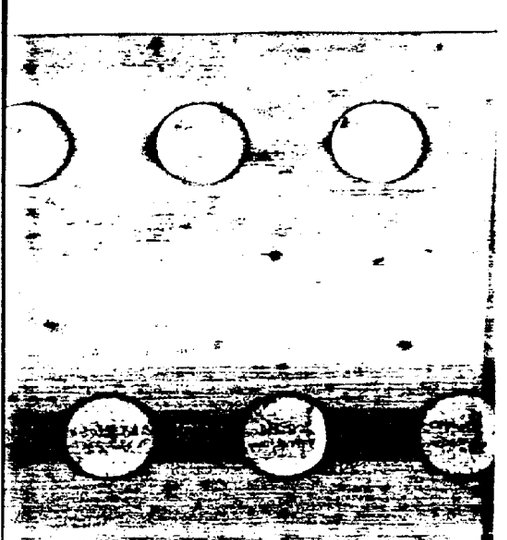
Personally appeared before me, the undersigned, a Notary Public, GEORGE B. BUTLER, with whom I am personally acquainted, and who acknowledged that s/he executed the within instrument for the purposes therein contained, and who further acknowledged that s/he is the "attorney-in-fact" of MADELENE B. WALLER and is authorized by _____ or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 15th day of OCTOBER, 1990.

Notary Public _____

My Commission Expires: 11/10/91





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8220 PAGE 64

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 38500.00
				CON TX 127.05
				PRFEE 1.00
				WDEED 9.00
				TOTAL 137.05
				CHECK 137.05
10/19/90		01		09:17 0001 1421

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65962

IDENTIF. REFERENCE

OCT 19 9 16 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 365603