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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 16,500.00

James M Fischer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF November 19 90.

Notary Public

MY COMMISSION EXPIRES: 11-27-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
THOMAS V. WHITE, ESQ. FIRST AMERICAN CENTER, 21ST FLOOR, NASHVILLE, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phoenix Homes, Inc. (NAME)	Owner (NAME)	150-14-A
7113 Peach Ct., #207 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	19
Brentwood, TN 37027 (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, James M. Fischer, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phoenix Homes, Inc.

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. 19 of Calumet, Phase One, as shown on the Final Plat for Calumet, Phase One, of record in Book 6900, page 673, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being a portion of the same property conveyed to James M. Fischer, Jr. and James T. McLean by Warranty Deed from Sue P. Whitworth of record in Book 7158, page 470, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to James M. Fischer, Jr. by Quitclaim Deed from James T. McLean of record in Book 8221, Page 190, Register's Office for Davidson County, Tennessee.

Charlotte L. Fischer, wife of the above named James M. Fischer, Jr., joins in the execution of this instrument for the purpose of releasing any and all rights that she may have or be entitled to in the above described property, especially her marital rights.

77409 IDENTIF. TREFERENC DEC 6 8 29 AM '90 FELIX Z. WILSON REGISTER DAVIDSON COUNTY TN.

6575 12/06 0101 03CHECK 61-45

This is unimproved ( ) improved ( ) property, known as _____
(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 30 day of November, 1990

X James M Fischer
James M. Fischer, Jr.

X Charlotte L. Fischer
Charlotte L. Fischer by James M. Fischer, Jr., Attorney-in-Fact

STATE OF TENNESSEE
DAVIDSON County

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Personally appeared before me, Yvonne Norman, 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, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30 day of November 19 90

Commission expires 11-27-93

Yvonne Norman
Notary Public

STATE OF TENNESSEE
DAVIDSON County

Before me, Yvonne Norman, a Notary Public within and for the State and County aforesaid, personally appeared James M. Fischer, Jr., attorney-in-fact for Charlotte L. Fischer with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the attorney-in-fact for Charlotte L. Fischer the within named bargainor, a corporation, and that (he) as such attorney-in-fact being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing his name as such attorney-in-fact for Charlotte L. Fischer.

Witness my hand and official seal at office at Nashville, Tennessee on this the 30 day of November, 19 90

My commission expires 11-27-93

Yvonne Norman
Notary Public

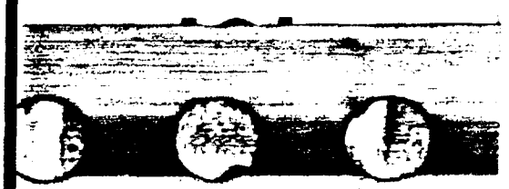
WARRANTY DEED

FROM
James M. Fischer, Jr.

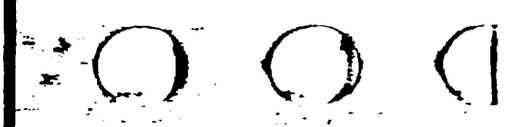
TO
Phoenix Homes, Inc.

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

Mail Deed to









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	16500.00
CON TX	54.45
PRFEE	1.00
WDEED	6.00
TOTAL	61.45
CHECK	61.45

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/06/90 01 08:28 0001 6575

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IDENTIF. TREFERENCE

DEC 6 8 29 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 379039