THIS INSTRUMENT PREPARED BY:

WATTS, UNDERWOOD & RUBENFELD, ATTORNEYS
2000 Richard Jones Road, Suite 150
Nashville, Tennessee 37215

BOOK 8265 PAGE 91

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this, transfer is $67,716.25.

Affiant

Subscribed and sworn to before this 21st day of December, 1990.

Notary Public

My Commission Expires: 1-23-94

Address New Owner:	Send Tax Bills to:	Map/Parcel Nos.
RONALD E. UNDERWOOD P.O. Box 120591 Nashville, Tennessee 37212	FIREMAN'S FUND MORTGAGE 27555 Farmington Road Farmington Hills, MI 48334-3357	MAP 83-5 PARCEL 271 23W 11055

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY SEVEN THOUSAND SEVEN HUNDRED SIXTEEN and 25/100 DOLLARS ($67,716.25), paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, we, **THOMAS M. FIRESTONE and wife, KAREN B. FIRESTONE,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **RONALD E. UNDERWOOD, unmarried,** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 1 on the Map of Bransford Realty Company's Subdivision of Lots Nos. 26 and 37 and part of Lot No. 27 in Edgewood, of record in Plat Book 421, page 49, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and detailed description.

BEING the same property conveyed to Thomas M. Firestone and wife, Karen B. Firestone, by deed from Barry W. St. John and Paul D. Stansberry, of record in Book 6009, page 707, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust in favor of Singleton Mortgage Corporation of record in Book 6994, page 581, said Register's Office, and also that the escrow account in connection with aforesaid Deed of Trust is hereby transferred to the said Grantee.

This is improved property known as 1201 Eastland Avenue, Nashville, Tennessee 37206.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever; and we do covenant with the said GRANTEE 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 GRANTEE, his 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.

IN WITNESS WHEREOF we have hereunto set our hands on this the 27 day of December, 1990.

Thomas M. Firestone
THOMAS M. FIRESTONE

Karen B. Firestone
KAREN B. FIRESTONE

Ronald E. Underwood
RONALD E. UNDERWOOD-Grantee

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 THOMAS M. FIRESTONE and wife, KAREN B. FIRESTONE and RONALD E. UNDERWOOD, Grantee, the bargainors, 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 this 27 day of December, 1990.

Notary Public

My Commission Expires:

1-23-94

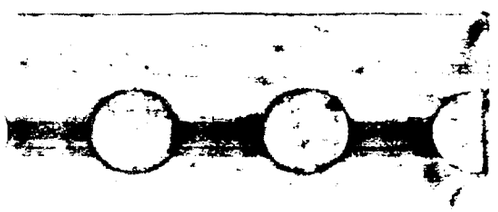
2075 01/03 0101 03CHECK 230.41

83097

IDENTIF. REFERENCE

JAN 3 8 24 AM '91

FELIX Z. ELSEA, REGISTER
DAVIDSON COUNTY TN.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8268 PAGE 93

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

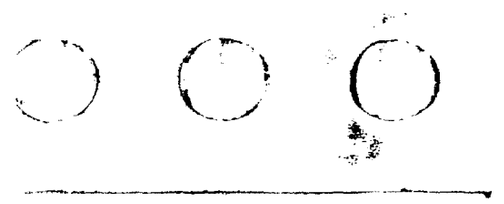
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

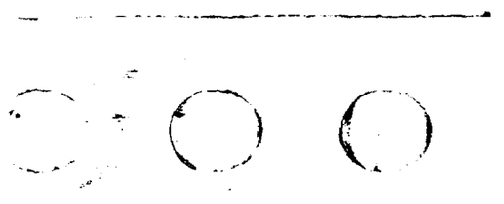
MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

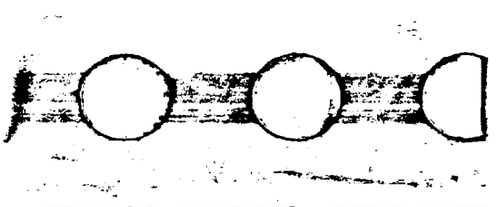
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 67716.25
CON TX 223.41
PRFEE 1.00
WDEED 6.00
TOTAL 230.41
CHECK 230.41

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 23 0001 2075







83097

IDENTIF. REFERENCE

JAN 3 8 24 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 385988