WARRANTY DEED, SPECIAL
FROM CORP

RAMCO FORM 33A

This Special Warranty Deed

Made the 15th *day of* January , *A. D.* 19 91 *by*
BANCBOSTON MORTGAGE CORPORATION

a corporation existing under the laws of the State of Florida , *and having its principal place of business at* 7301 Baymeadows Way, Jacksonville, FL 32256
hereinafter called the grantor, to W. A. McWhirter, a married person

whose postoffice address is 4014 Edwards Avenue; Nashville, TN 37216
hereinafter called the grantee:

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(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth: *That the grantor, for and in consideration of the sum of* $ 10.00 *and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in* Nashville County, ~~Tennessee~~ Tennessee, viz:

Being Lot No. 161 on the map of BENEDICT LAND COMPANY'S SUBDIVISION OF THE LINDSLEY TRACT, of record in Book 332, page 40, Register's office for said county, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to BancBoston Mortgage Corporation by deed from Joe M. Kirsch, Substitute Trustee, of record in Book 8144, page 436, said Register's Office.

87259

IDENTIF. TREFERENCE

JAN 22 8 32 AM 91

FELIX Z. ... CLERK & MASTER
DAVIDSON COUNTY TN

... 25.15

Together *with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.*

To Have and to Hold, *the same in fee simple forever.*

And *the grantor hereby covenants with said grantee that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said grantor.*

(CORPORATE SEAL)

In Witness Whereof *the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.*

ATTEST: Loretta G. Gillis
Assistant Secretary

BANCBOSTON MORTGAGE CORPORATION

Signed, sealed and delivered in the presence of:

Rachel Bond

Denise Willis

By James E. Athens
Assistant Vice President

STATE OF FLORIDA
COUNTY OF DUVAL

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared James E. Athens and Loretta G. Gillis

well known to me to be the Ass't. President and Assistant Secretary respectively of the corporation named as grantor in the foregoing deed, and that they severally acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 15th day of January , A. D. 19 91

Notary Public, State of Florida
My Commission Expires ... 1992

This Instrument prepared by: Loretta Gillis
Address BANCBOSTON MORTGAGE CORPORATION
P.O. Box 44090
Jacksonville, FL 32231

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $5,500.00.

Affiant

Subscribed and sworn to before me, this the 18th day of January, 1991.

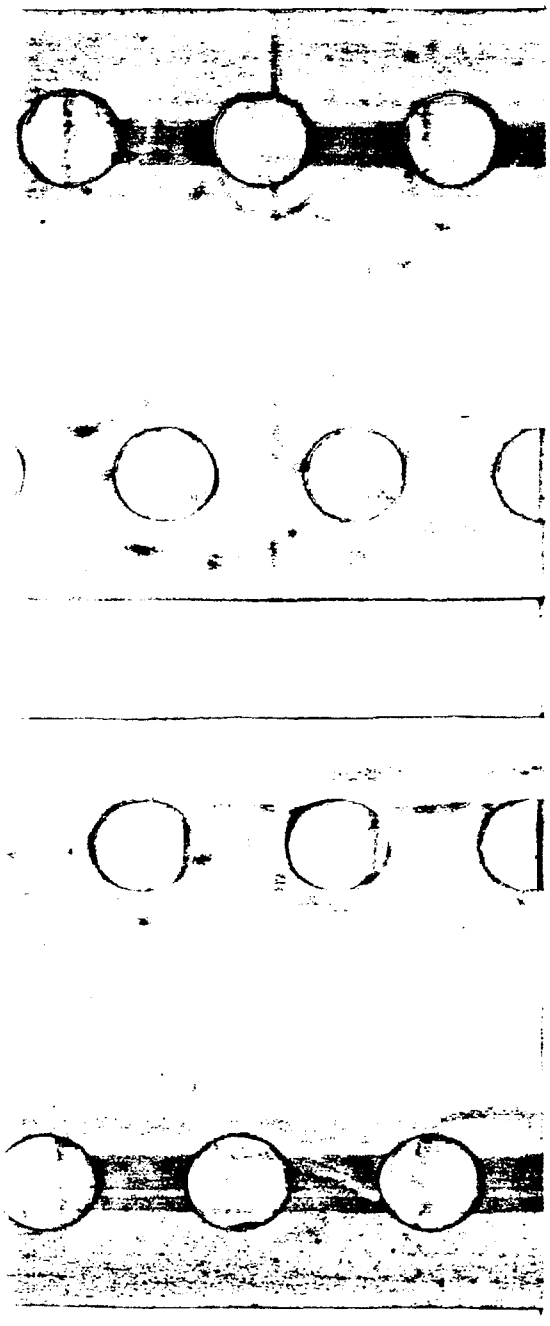
Notary Public

My Commission Expires: 7/24/93

Sent Tax Bills To:

New Owner

Map 82-3
Parcel 245
Field Book 20W18355



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 5500.00
CON TX 18.15
PRFEE 1.00
WDEED 6.00
TOTAL 25.15

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 25.15

01/22/91 01 08:31 0001 6819

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JAN 22 8 32 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 390665