[ADDRESS NEW OWNER	[SEND TAX BILLS TO:	MAP-PARCEL
[Christopher D. Blackwell	[Sovran Mortgage Corp	Map 3DZ-13255
[Et Al	[P.O. Box 26388	Par.95-4-162
[3260 Luann Drive	[Richmond, Virginia	Lot # 34
[Antioch, Tn. 37013	[23260-6388	

[This instrument was prepared by; David J. Waynick, Attorney,
[211 Donelson Pike, Suite 2, Nashville, TN 37214

WARRANTY DEED

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, Douglas Clariday and wife, Stephanie Clariday hereinafter called the Grantors have bargained and sold, and by these presents do transfer and convey unto the said Christopher D. Blackwell unmarried, Amy E. Claus, unmarried the Grantees herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot no. 34 on the Plan of Eva Mor Heights as of record in Book 1424, page 149, Register's Office for said County.

Said lot no. 34 fronts 65 feet on the easterly side of Graylynn Drive and runs back 290.81 feet on the northerly line and 294.95 on the southerly line to a dead line in the rear measuring 64.21 feet thereon.

Being the same property conveyed to Douglas Clariday and wife, Stephanie Clariday by deed from Jack Clariday and wife, Mary S. Clariday as of record in book 6774, page 374, Register's Office for Davidson County, Tennessee.

This is improved property, known as 225 Graylynn Drive, Nashville, Tennessee 37214.

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.

Whenever used, the singular number shall include the plural, the plural, the singular, and the use of any gender shall be applicable to all gender.

Witness our hands this the 28th day of March, 1991.

x Douglas Clariday
Douglas Clariday

x Stephanie Clariday
Stephanie Clariday

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 Douglas Clariday and wife Stephanie Clariday 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 at Nashville, Tennessee, this the 28th day of March, 1991.

My Commission Expires: 7/23/94 Notary public [signature]

State of Tennessee
County of Davdison

The actual consideration for this transfer or value of property (whichever is greater) is $ 52,500.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

[signature]
Affiant

Subscribed and sworn to before me this the 28th day of March, 1991.

My commission Expires; 7/23/94 Notary Public [signature]

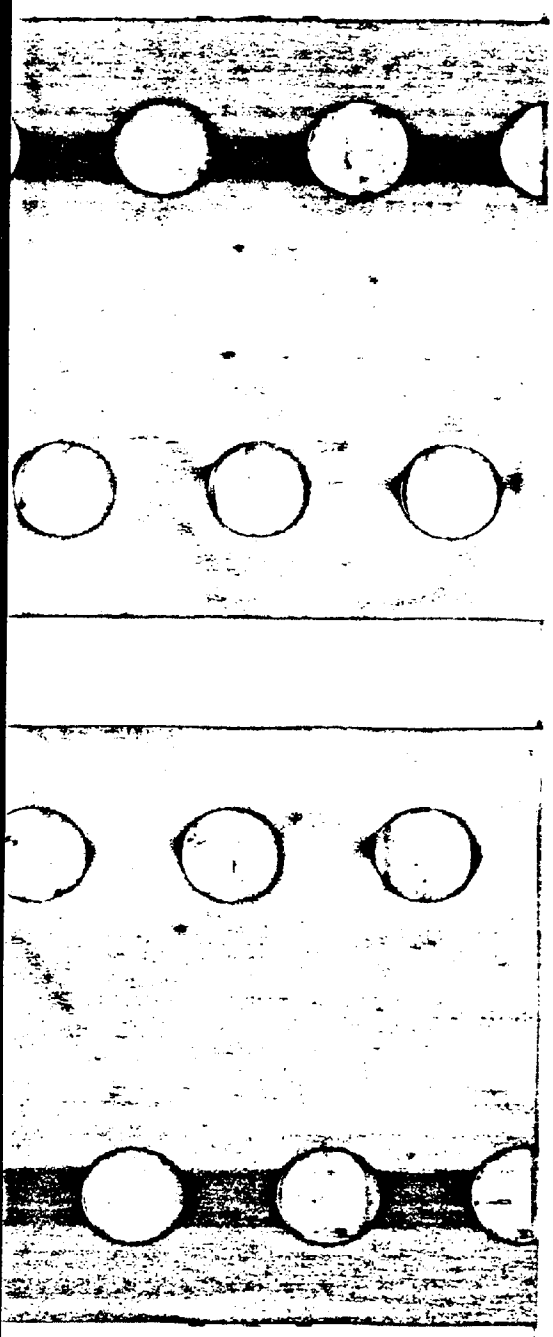
045584

IDENTIF. TREFERENCE

APR 5 10 12 AM '91

DAVIDSON COUNTY TN.

2410 04/05 0101 03CHECK 180.25



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8325 PAGE 98

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 52500.00
				CON TX 173.25
				PRFEE 1.00
				WDEED 6.00
				TOTAL 180.25
				CHECK 180.25
04/05/91	01			10:12 0001 2410

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04584

IDENTIF. TREFERENCE

APR 5 10 12 AM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 410499