Doc # 2

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107,000.00

David J. Sadow
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April, 1991

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: 09/25/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	~~XXXXXXXXX~~ Mortgagee:	MAP-PARCEL NUMBERS
David J. Sadow (NAME)	SOVRAN MORTGAGE CORPORATION (NAME)	141-15-B-49CO
6833 River Ridge Drive (STREET ADDRESS OR ROUTE NUMBER)	201 E. Cary Street (STREET ADDRESS)	09D-68399
Nashville, TN 37221 (CITY) (STATE) (P.O. ZIP)	Richmond, VA 23219-3736 (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, Timothy Anthony Koetters and wife, Catherine P. Koetters

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David J. Sadow and wife, Temmie R. Sadow

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:

LAND in Davidson County, Tennessee, being Lot No. 239, on the Plan of Rolling River Estates, Phase III, of record in Book 5200, page 81, as amended in Book 5562, page 793 and corrected by Surveyor's Certificate of Correction of record in Book 6272, page 196, Register's Office for Davidson County, Tennessee.

SAID Lot No. 239 fronts 85.00 feet on the northeasterly margin of River Ridge Drive and extends back 210.56 feet on the northwesterly line and 204.20 feet on the southeasterly line to a dead line in the rear, measuring 59.19 feet thereon.

BEING the same property conveyed to Timothy Anthony Koetters and Catherine Anne Porter, Both Unmarried (now married and known as Timothy Anothony Koetters and wife, Catherine P. Koetters), by deed from William P. Sinclair and wife, Karen J. Sinclair, of record in Book 6838, page 76, Register's Office for Davidson County, Tennessee.

There is conveyed with the above described property an undivided interest in and to the general and/or restricted common areas and facilities of Rolling River Estates, Phase III, as said areas are set forth and defined in Restrictions of record in Book 4788, page 950; Book 4871, page 640; and Book 4892, page 689; By-Laws of record in Book 4892, page 679; and Charter for Rolling River Estates, Inc. of record in Book 4892, page 671, as made applicable to Phase III in Book 5336, page 480 and amended in Book 8276, ***

unimproved ( )
This is improved XX property, know as 6833 River Ridge Drive, Nashville, TN 37221
(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 convenant 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 their hand s this 25th day of April, 19 91

Timothy Anthony Koetters
Timothy Anthony Koetters

Catherine P. Koetters
Catherine P. Koetters

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timothy Anthony Koetters and wife, Catherine P. Koetters

the bargainor S, with whom I am personally acquainted, * and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of April, 1991.

Commission expires 09/25/93

* or proved to me on the basis of satisfactory evidence.

I. DYKE TATUM
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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 _____

* or proved to be on the basis of satisfactory evidence.

Notary Public

WARRANTY DEED

FROM
Timothy Anthony Koetters and wife, Catherine P. Koetters

TO
David J. Sadow and wife, Temmie R. Sadow

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

*** page 552; Register's Office for Davidson County, Tennessee, and to which reference is hereby made for more particulars.

SOURCE OF DESCRIPTION: Survey dated March 8, 1991, made by:
JOHN B. KOHL, III, License No. 100
400 Seventh Avenue, South
Nashville, TN 37203

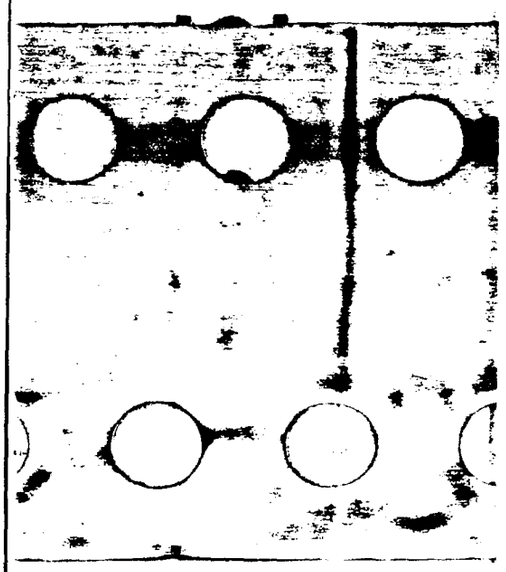
0 9 7 2 9

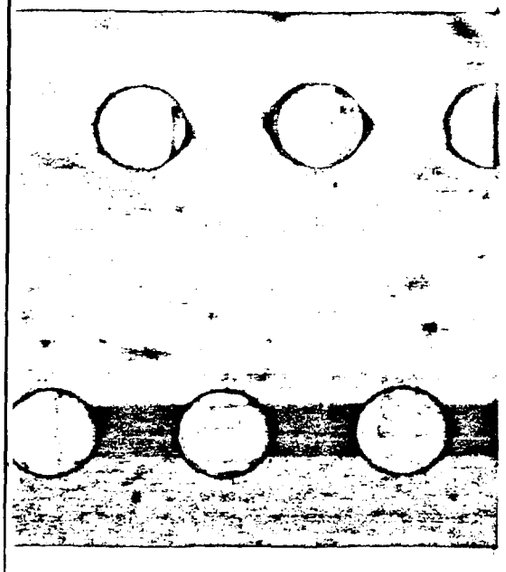
IDENTIF. REFERENCE

APR 26 10 35 AM '91

FELIX Z. WHITE, JR.
DAVIDSON COUNTY

RECEIVED 04/26/91 0101 CHECK 360.10





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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

	107000.00
SUN TX	353.10
PRFEE	1.00
WDEED	6.00
TOTAL	360.10
CHECK	360.10

04/26/91 01 10:33 0001 842

09729

IDENTIF. TREFERENCE

APR 26 10 35 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 416428