car3962C/mmt:04/25/91
SVN503-1606

FROM: SOVRAN BANK/TENNESSEE

TO: TOMMY LATHAM AND
JAMES EDDIE LATHAM

This instrument prepared by:
DEARBORN & EWING, ATTORNEYS
Suite 1200, One Sovran Plaza
Nashville, Tennessee 37239-1200

Address of New Owner:	Send Tax Bills to:	Map-Parcel No.
Tommy Latham and James Eddie Latham P.O. Box 469 White House, Tennessee 37188	Sovran Mtg. Corp. P.O. Box 26388 Richmond, Virginia 23260-6388	Map 108-3 Parcel 119

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $35,000.00.

Tommy Latham
Affiant

Subscribed and sworn to before me, this the 26th day of April, 1991.

R L Bouchard
Notary Public

My Comm. Expires: 1-23-93

SPECIAL 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, Sovran Bank/Tennessee, (formerly Sovran Bank/Central South), a Tennessee banking corporation, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto Tommy Latham and James Eddie Latham, 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:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

This is improved property known as 1017 Patio Drive, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to GRANTEES, their heirs and assigns, forever.

GRANTOR further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming through and under GRANTOR (other than claims arising out of the matters set forth above), but not further or otherwise. 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, GRANTOR has caused this Special Warranty Deed to be executed on the 26th day of April, 1991.

ATTEST:

BY:

Title:

SOVRAN BANK/TENNESSEE

BY:

Title: Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared A.E. Babich and W. Dale Mayfield, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon their oaths acknowledged themselves to be Vice President and Asst. Vice President respectively of Sovran Bank/Tennessee, the within named bargainor, a corporation, and that they, as such Vice President and Asst. Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by A.E. Babich as such Vice President and W. Dale Mayfield as such Asst. Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this the 26th day of April, 1991.

Carol R. Kinney
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3/27/93

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 149 A on the Zone Lot Division of Patio Villa, Section 6, of record in Book 6250, page 489, as amended in Book 6250, pages 570 and 571, Register's Office for said County, to which reference is made for a more accurate description.

Being part of the same property conveyed to Sovran Bank/Central South by Trustee's Deed from Sam J. McAllester, III, Substitute Trustee, of record in Book 8253, page 808, said Register's Office.

The above property is conveyed subject to the following:

1. 1991 Metropolitan Government taxes.

2. Restrictive covenants of record in Book 6555, page 576, and contained on the plan of record in Book 6250, pages 570-571, said Register's Office.

3. All matters as shown on the Plan of record in Book 6250, page 489, as amended in Book 6250, pages 570-571, said Register's Office.

4. Conveyance of water mains of record in Book 6021, page 919, and in Book 7748, page 468, said Register's Office.

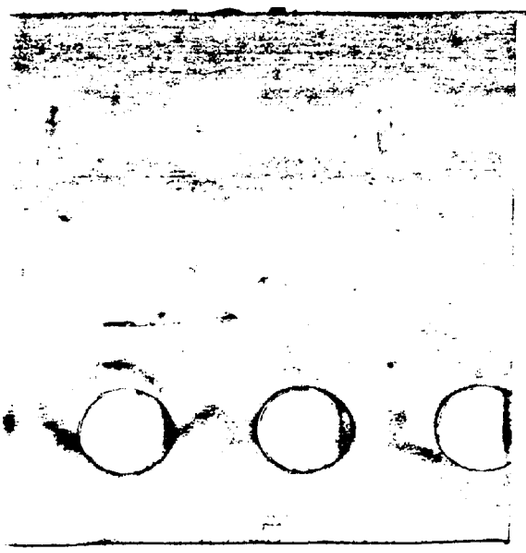
5. Conveyance of 8" sanitary sewer of record in Book 6021, page 914, and in Book 7748, page 436, said Register's Office.

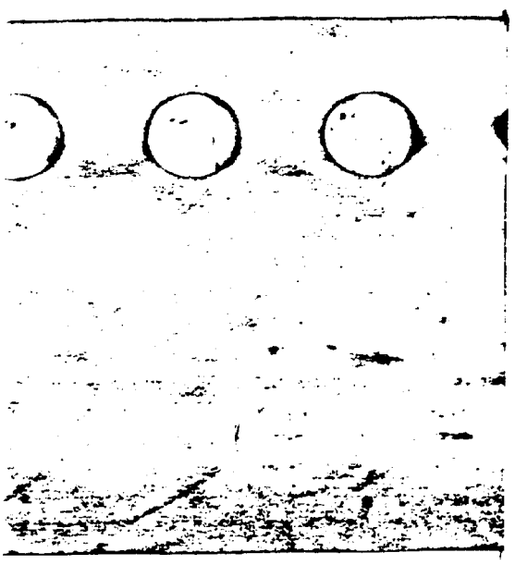
6. Patio Villa Rules and Regulations of record in Book 7266, page 827, said Register's Office.

7. Easements for utility services and party walls for use in common with owners of attached and appurtenant improvements.

B510 05/02 0101 03CHECK 125.50

11252
IDENTIF. REFERENCE
MAY 2 11 31 AM '91
DAVIDSON COUNTY





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

RECEIVED OF _____

FOR _____

BOOK 8343 PAGE 321

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 35000.00
CON TX 115.50
PRFEE 1.00
WDEED 9.00
TOTAL 125.50
CHECK 125.50
05/02/91 01 11:31 0001 8510

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11252

IDENTIF. REFERENCE

MAY 2 11 31 AM '91

FELIX Z. WILSON II
DAVIDSON COUNTY TN.

No. 418166