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car3975/mmt:04/26/91
SVN503-1615

FROM: SOVRAN BANK/TENNESSEE

TO: WILLIAM R. WEAVER AND WIFE, KIMBERLY L. WEAVER

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

Address of New Owner:	Send Tax Bills to:	Map-Parcel No.
William R. Weaver and wife,	Sovran Mtg. Corp.	Map 119-10
Kimberly L. Weaver	P.O. Box 26388	Parcel 125
2731 Hartford	Richmond, Virginia	
Nashville, Tennessee 37211	23260-6388	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $42,000.00.

William R. Weaver
Affiant

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

P. L. Bauchaux
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 William R. Weaver and wife, Kimberly L. Weaver, 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 2731 Hartford, Nashville, Tennessee 37211.

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.

IDENTIF. REFERENCE
MAY 2 11 37 AM '91
FEE
DAVIDSON COUNTY TN.

148.60

IN WITNESS WHEREOF, GRANTOR has caused this Special Warranty Deed to be executed on the 26th day of April, 1991.

ATTEST:

BY: _____

Title: Vice President

SOVRAN BANK/TENNESSEE

BY: _____

Title: V.P.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared George S. Patton and Al Babich, 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 Vice President respectively of Sovran Bank/Tennessee, the within named bargainor, a corporation, and that they, as such Vice President and Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by George S. Patton as such Vice President and Al Babich as such Vice President.

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

_____
NOTARY PUBLIC

My Commission Expires: 3/27/93

Land in Davidson County, Tennessee, being Lot No. 39, on the Plan of Hidden Acres Subdivision, as of record in Book 1130, page 89, Register's Office for said County.

Said Lot No. 39 fronts 79.5 feet on the west side of Hartford Drive and runs back between lines 148.3 feet on the north line and 148.2 feet on the south line to a dead line in the rear, on which it measures 79.5 feet.

Being the same property conveyed to Sovran Bank/Central South by Successor Trustee's Deed from Elizabeth M. Adams, Successor Trustee, of record in Book 8236, page 135, Register's Office for Davidson County, Tennessee.

The above property is conveyed subject to the following:

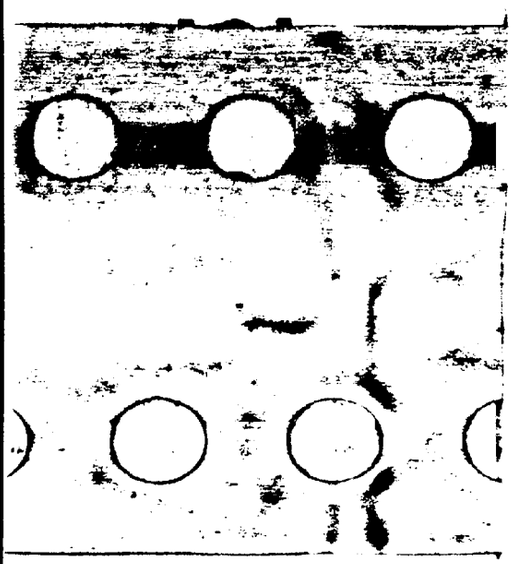
1. 1991 Metropolitan Government taxes.

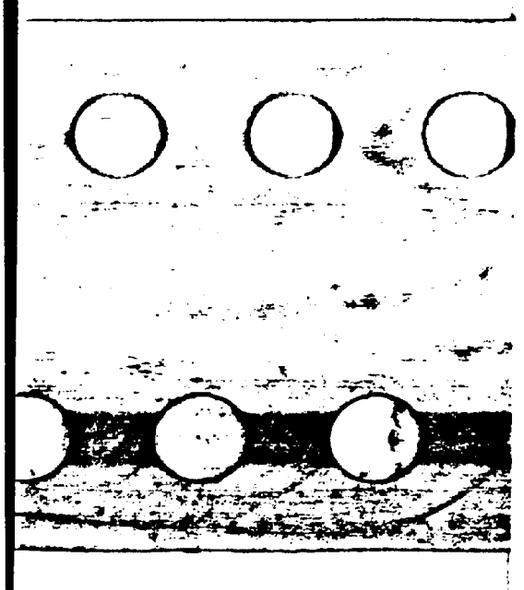
2. Restrictive covenants of record in Book 1394, page 218, Book 1428, page 565, and Book 1432, page 529, said Register's Office.

3. All matters as shown on the plan of record in Book 1130, page 89, said Register's Office.

4. All matters as shown on the Mortgage Loan Inspection made by Campbell Surveying Co. Inc., dated April 17, 1991, including the encroachment of a storage structure onto the 10' public utilities easement.

[redacted]





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 42000.00
CON TX 138.60
PRFEE 1.00
WDEED 9.00
TOTAL 148.60
CHECK 148.60

05/02/91 01 11:37 0001 8522

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I I-2 6 4

IDENTIF. TREFERENCE

MAY 2 11 37 AM

FELIX Z. WILSON, II
DAVIDSON COUNTY TN

No. 418178