This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 8363 PAGE 440

ADDRESS NEW OWNER:
Robert Anastario and Jane Russell Anastario
1057 Fitzpatrick Road
Nashville, Tennessee 37214

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Dominion Bankshares Mortgage Corporation
11350 Random Hills Road, P.O. Box 4226
Fairfax, VA 22038

MAP AND PARCEL:
MAP 108-4
PARCEL 220
03D 92220

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Janet D. Craig, unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Robert Anastario and wife, Jane Russell Anastario, as tenants by the entirety, 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:

BEING Lot No. 372 on the Plan of Larchwood, Section Seven, of record in Book 6900, Page 274 and amended in Book 7827, Page 744, Register's Office, Davidson County, Tennessee.

6959 05/31 0101 03CHECK 393.10

Being the same property conveyed to Janet D. Craig, unmarried , by deed from Frank Batson Quality Homes, Inc. of record in Book 7832, Page 613, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 7216, Page 574, said Register's Office.

This conveyance is subject to minimum building setback line; public utility and drainage easement; and utility anchor easement of record in Book 6900, Page 274, and amended in Book 7827, Page 744 said Register's Office.

This is improved property known as 1057 Fitzpatrick Road, Nashville, TN 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 Robert Anastario and wife, Jane Russell Anastario, their heirs and assigns, forever; and we, Janet D. Craig, unmarried 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. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall

-be applicable to all genders.

Witness our hands this the 29th day of May, 1991.

Janet D. Craig

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Janet D. Craig, unmarried 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 29th day of May, 1991.

NOTARY PUBLIC

My Commission Expires: 5-22-93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 117,000.00.

AFFIANT

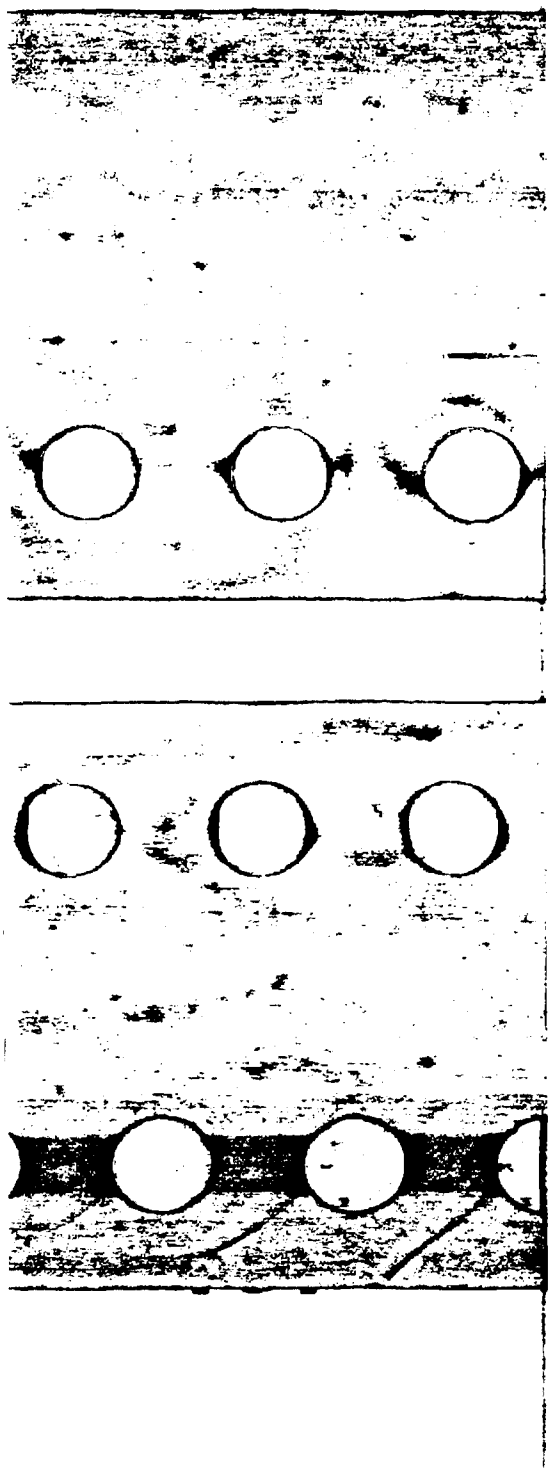
Subscribed and sworn to before me this 29th day of May, 1991.

NOTARY PUBLIC
My Commission Expires: 5-22-93

18455.

IDENTIFICATION REFERENCE

MAY 31 2 07 PM '91



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 8363 PAGE 442

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 117000.00
CON TX 386.10
PRFEE 1.00
WDEED 6.00
TOTAL 393.10
CHECK 393.10
05/31/91 01 14:08 0001 6959

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18455

IDENTIFICATION

May 31 2 07 PM '91

No. 426506