LYNDON R. BATES
3911-3913 Baxter Avenue
Nashville, TN

63

BOOK 8383 PAGE 914

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into this 18th day of June, 1991, by and between C&S/SOVRAN CREDIT CORPORATION party of the first part and LYNDON R. BATES party of the second part:

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of NASHVILLE, County of DAVIDSON, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Resubdivision of Lot 49 and part of Lot 50, Subdivision of Maplewood Home Tract, of record in Book 6200, Page 278, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 65 feet on the westerly margin of Baxter Avenue and extends back 225 feet on the southerly line and 225 feet on the northerly line to a dead line in the rear, measuring 65 feet thereon.

Being the same property conveyed to Sovran Equity Mortgage Corporation N/K/A C&S Sovran Credit Corporation by deed of record in Book 8360, Page 216, Register's Office Davidson County, Tennessee.

To have and to hold the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that as to the title and quiet possession to said real estate it will warrant and forever defend against the lawful claims of all persons claiming the same by, through, or under a written instrument executed by said party of the first part or as the result of an affirmative act of the party of the first part, but not further or otherwise.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

C&S/SOVRAN CREDIT CORPORATION

By: Sherman G. Mohr

Title: Officer

25932

IDENTIFICATION REFERENCE

JUN 26 12 38 PM '91

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, Sherman D Mohr, with whom I am personally acquainted and who upon his oath acknowledged himself to be Officer of C&S/Sovran Credit Corporation, the within named owner and holder of the above mentioned Note, and that he as such Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Officer.

Witness my hand and official seal at office in Nashville, on this the 21st day of June, 1991.

Lisa McCline
NOTARY PUBLIC

My Commission Expires:

3-27-93

THIS INSTRUMENT WAS PREPARED BY:
AMQUI TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, TN 37072

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,000.00

Edel Jones
AFFIANT

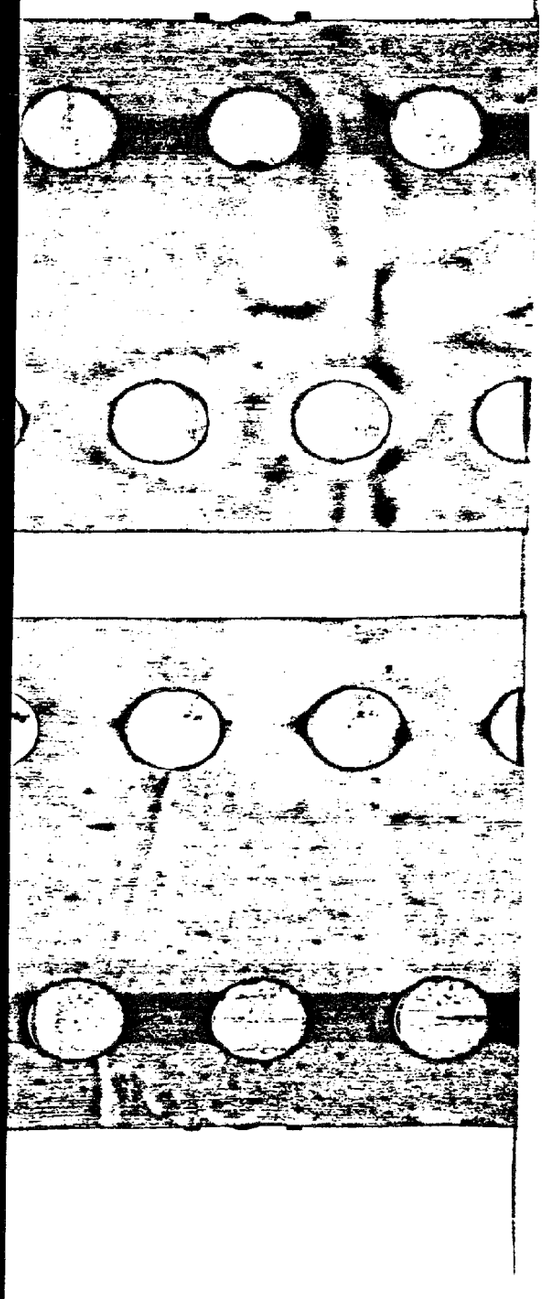
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF June, 1991.

Lisa McCline
NOTARY PUBLIC

MY COMMISSION EXPIRES:

3-27-93

8120 06/26 0101 03CHECK 135.70



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

RECEIVED OF _____

FOR _____

BOOK 8383 PAGE 916

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 39000.00
				CON TX 128.70
				PRFEE 1.00
				WDEED 6.00
				TOTAL 135.70
				CHECK 135.70
06/26/91		01		12:39 0001 8120

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

25932

IDENTIFICATION REFERENCE

JUN 26 12 30 PM '91

FELIX Z. WILSON, II
REGISTER

No. 435114