[ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
[Joseph M. Catignani and [Cynthia G. Catignani [2117 Jade Drive [Nashville, TN 37214	Sovran Mortgage Corp. ATTN: Tax Department	Map and Parcel 095-14-0 080.00

[This instrument prepared by: Cindy S. Smith, Attorney at Law,
[2605 Elm Hill Pike, Suite C, Nashville, TN 37214 (Box 27-Bottom)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 (10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, Marie B. Beale and husband, James H. Beale, (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto Joseph M. Catignani and Cynthia G. Catignani, the ("Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Elm Hill Acres, Section I, as of record in Book 2331, pages 67 and 68, Register's Office for said County.

Said Lot No. 33 fronts 80 feet on the south side of Jade Drive and runs back 225 feet on the east line and 239.15 feet on the west line which is a broken line, to a dead line in the rear on which it measure 25 feet.

Being the same property conveyed to Marie B. Beale and James H. Beale by deed from Alice J. Moss of record in Book 5054, page 350, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 2117 Jade Drive, Nashville, TN 37214.

CONVEYANCE OF SUCH PROPERTY IS MADE EXPRESSLY SUBJECT TO THE FOLLOWING: (1) The Plan of Record in Book 2331, Page 67, Register's Office for Davidson County, Tennessee; (2) Property Tax lien for the current year, said taxes remaining being prorated and payment of same assumed by Grantees; (3) Restrictive Covenants of record in Book 2442, Page 464, said Register's Office;.

[STATE OF TENNESSEE
[COUNTY OF DAVIDSON
[The actual consideration or value, whichever is greater for this
[transfer is $57,500.00.

Affiant

[Subscribed and sworn before me this 27th day of June
[19 91.

Notary Public
My Commission Expires: 7-23-94

CINDY S. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

2694.9

IDENTIFICATION

JUL 1 9 01 AM '91

FELIX Z. ... DAVIDSON ...

7207 07/01 0101 03CHECK 219.75

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 28th day of June, 1991.

James H. Beale

Marie B. Beale

James H. Beale

Marie B. Beale

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Cindy S. Smith, a Notary Public in and for said County and State, the within named James H. Beale and Marie B. Beale, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of June, 1991.

Cindy S. Smith

Notary Public

My Commission Expires: 7-23-94

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8387 PAGE 282

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	57500.00
CON TX	212.75
PRFEE	1.00
WDEED	6.00
TOTAL	219.75
CHECK	219.75

07/01/91 01 09:02 0001 7207

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

26949

IDENTIFICATION REFERENCE

JUL 1 9 01 AM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 436280