File Box 29

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,495.35

Lori R Hughes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June, 19 91.

Ollie Mai Parsley
Notary Public, Ollie Mai Parsley

MY COMMISSION EXPIRES: March 25, 1995

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lori R. Hughes (NAME)	Bowest - NYG (NAME)	MAP 108-8
1312 Quail Valley Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 85101 (STREET ADDRESS)	GROUP E
Nashville, TN 37214-4219 (CITY) (STATE) (P. O. ZIP)	San Diego, CA 92186-9935 (CITY) (STATE) (ZIP)	PARCEL 20CO

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, WE, John Wayne Bourgoin and wife, Judy L. Bourgoin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lori R. Hughes

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:

A certain condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 20, Lot 27 in a Horizontal Property Regime as shown on the Condominium Site Plan, Section 3, Phase VI, Quail Valley, as of record in Plat Book 5800, pages 127 and 128, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to John Wayne Bourgoin et ux Judy L. Bourgoin by deed from TennReal Inc., filed of record in Book 6100, page 817, Register's Office for Davidson County, Tennessee.

IT IS UNDERSTOOD AND AGREED that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 7174, page 68, of the Register's Office for Davidson County, Tennessee, which the grantee(s) herein hereby assume(s) and agree(s) to pay.

RECEIVED FOR RECORD
JUL 8 8 30 AM '91
TENNESSEE

2881.3

This is unimproved ( ) improved (X) property, known as 1312 Quail Valley Road, Nashville, TN 37214-4219
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 28th day of June, 19 91

John Wayne Bourgoin
John Wayne Bourgoin

Judy L. Bourgoin
Judy L. Bourgoin

STATE OF TENNESSEE
County of Davidson

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Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named John Wayne Bourgoin and wife, Judy L. Bourgoin

(or proved to me on the basis of satisfactory evidence)

the bargainor s, with whom I am personally acquainted, 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 19 91

Commission expires March 25, 1995

Ollie Mai Parsley Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

*(or proved to me on the basis of satisfactory evidence)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 ____.

My commission expires _____

_____ Notary Public

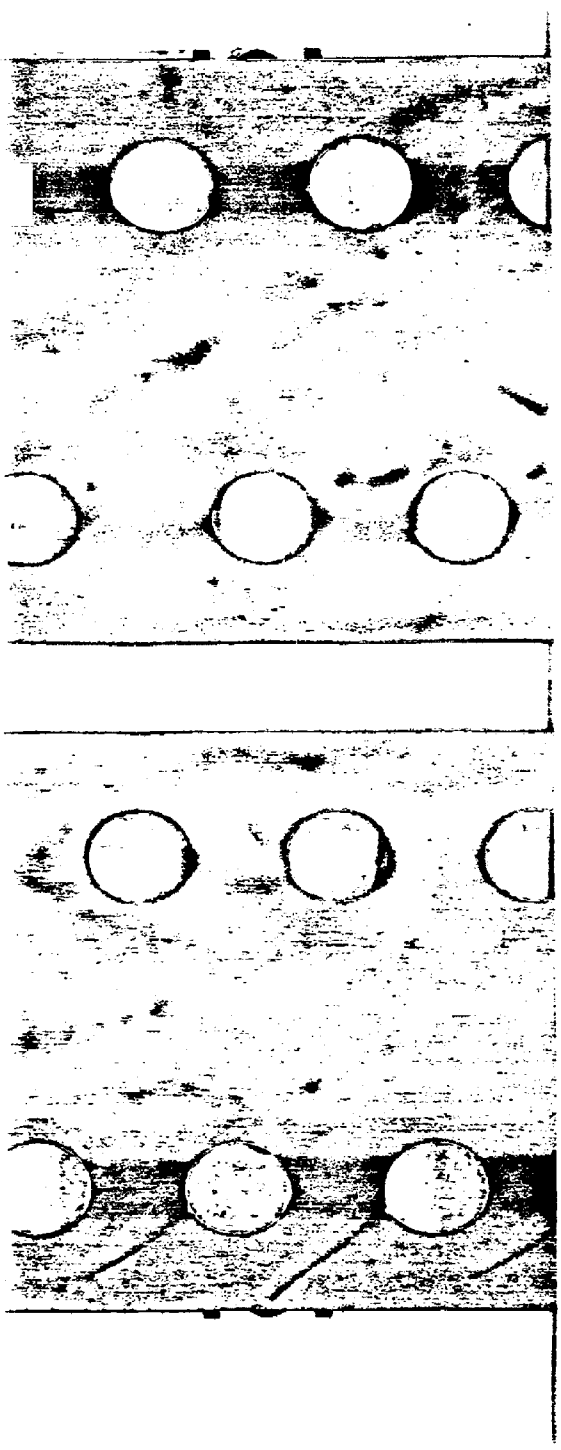
WARRANTY DEED

FROM
John Wayne Bourgoin and wife, Judy L. Bourgoin

TO
Lori R. Hughes

Return to:
PRIORITY ESCROW SERVICES INC.
51 Century Boulevard
Suite 110
Nashville, TN 37214

9348 07/08 0101 03CHECK 201.25



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

DAMT	52495.35
CON TX	194.25
PRFEE	1.00
WDEED	6.00
TOTAL	201.25
CHECK	201.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/08/91 01 08:40 0001 9348

28813.

IDENTIFIC REFERENCE

JUL 8 8 38 AM '91

No. 438391