Box 30

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 75,000.00

Subscribed and sworn to before me, this the 02 day of July, 19 91

Affiant

My commission expires: , 19

(Affix Seal)

Notary Public

My Commission Expires Nov. 27, 1993

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. 1B15257
Suite 110, 2000 Richard Jones Rd., Nashville, TN 37215

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Paula Ann Bennett	ATLANTIC COAST MORTGAGE COMPANY
1067 General George Patton Rd. (STREET ADDRESS)	12700 Fair Lakes Circle, Suite 400 (STREET ADDRESS)
Nashville, TN 37221 (CITY STATE ZIP)	Fairfax, VA 22033 (CITY STATE ZIP)
MAP & PARCEL NO. 142-9-D 64CO	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Betty Joyce Ralston, Unmarried

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Paula Ann Bennett, Unmarried

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Unit Number 1067 of Section Six, Phase One, River Plantation, a horizontal property regime established by Master Deed of record in Book 5794 at page 526, the Plat of which is of record in Plat Book 5200 at page 359 and 360, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Betty Joyce Ralston by Deed of record in Book 5996 page 214, Register's office for said County.

This conveyance is subject to taxes for the year 1991 and subsequent years, easements and restrictive covenants of record.

2 8 8 2 1.

TENNESSEE REAL ESTATE TRANSFER TAX

JUL 8 9 00 AM '91

9365 07/08 0101 03CHECK 284.50

THIS IS _____ IMPROVED PROPERTY KNOWN AS 1067 General George Patton Rd., Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 02 day of July, 19 91

Betty Joyce Ralston

Betty Joyce Ralston

State of Tennessee
County of Davidson

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On this 02 day of July, 19 91, before me personally appeared Betty Joyce Ralston to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

BRENT A. CAMPBELL NOTARY PUBLIC TENNESSEE

Witness my hand and official seal.
My Commission expires:

Notary Public

My Commission Expires Nov. 27, 1993

State of Tennessee
County of

On this 02 day of July 02, , 19 91, before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

WARRANTY DEED



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	75000.00
CON TX	277.50
PRFEE	1.00
WDEED	6.00
TOTAL	284.50
CHECK	284.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/08/91 01 09:01 0001 9365

2 8 8 2 1

IDENTIFICATION

Jul 8 9 00 AM '91

No. 438408