BOOK 8400 PAGE 360 Box 58

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00

Roger D. Anderson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July 19 91

Faye Beard
Notary Public

MY COMMISSION EXPIRES: ~~My Commission Expires Nov. 27, 1993~~
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMBOS & HIX, P. C., 315 Deaderick Str., Su. 1465, NASHVILLE, TN 37238-1465

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roger D. Anderson (NAME)	Fireman's Fund Mortgage Corporation (NAME)	MAP 33-15
908 Sunvalley Drive (ADDRESS)	Attn: Customer Service P. O. Box 1800 (ADDRESS)	PARCEL 26
Madison, TN 37115 (CITY) (STATE) (ZIP)	Farmington Hills, MI 48333-1800 (CITY) (STATE) (ZIP)	

FOR AND 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, Oscar Bridges Anderson and wife, Mary Hall Anderson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roger D. Anderson and wife, Tina Llana Anderson

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:

Land in Davidson County, Tennessee, being lot no. 238 on the Map of Primrose Acres Subdivision, Section III, as of record in Book 2900, page 71, Register's Office for Davidson County, Tennessee.

Said Lot no. 238 fronts 90.0 feet on the southerly margin of Sunvalley Drive and Extends back 258.1 feet on the westerly line and 274.4 feet on the easterly line, to a dead line in the rear, measuring 91.0 feet thereon.

Being the same property conveyed to Mrs. Mary Hall, unmarried, by deed from Burnard Howard Bowker and wife, Joann Bowker of record in Book 4402, page 1, Register's Office for Davidson County, Tennessee AND FURTHER CONVEYED a one-half undivided interest to Oscar Bridges Anderson of record in Book 4709, page 477, said Register's Office.

This property is conveyed subject to the Restrictive Covenants of record in Book 3029, page 246; the Plan of record in Book 2900, page 71 and an easement of record in Book 6226, page 164, Register's Office for Davidson County, Tennessee.

Taxes for the current year have been prorated day of close.

2686 07/18 0101 03CHECK 155.00

This is unimproved ( ) improved (X) property, known as 908 Sunvalley Drive, Madison, TN 37115
(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 17th day of July 19 91

Oscar Bridges Anderson
Oscar Bridges Anderson

Mary Hall Anderson
Mary Hall Anderson

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Oscar Bridges Anderson and wife, Mary Hall Anderson

the bargainor S, with whom I am personally acquainted or 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 17th day of July 19 91

Commission expires My Commission Expires NOV. 27, 1993

Faye Heads
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, Faye Heads a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that as such and being authorized so to do, execute 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.

Witness my hand and official seal at office at on this the day of 19

My commission expires My Commission Expires NOV. 27, 1993

Notary Public

316.87

IDENTIFICATION

Jul 18 10 44 AM '91

WARRANTY DEED

FROM

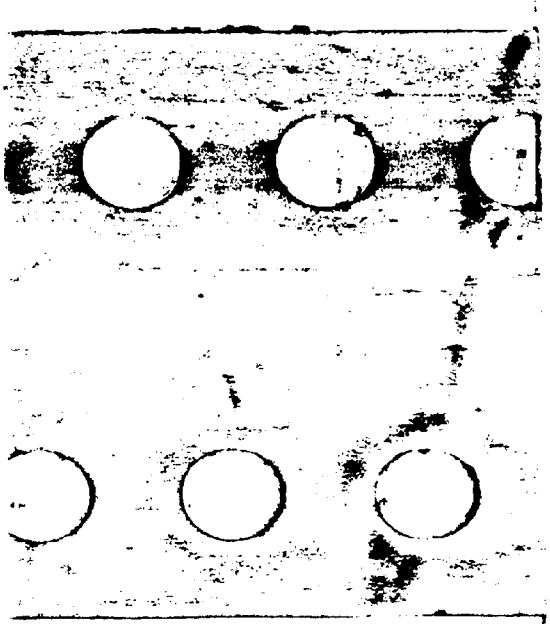
Oscar Bridges Anderson and wife, Mary Hall Anderson

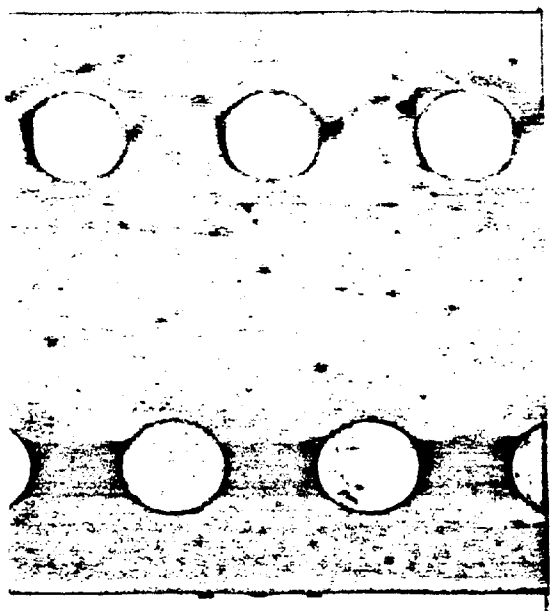
TO

Roger D. Anderson and wife, Tina Llana Anderson

RETURN TO:

COMBOS & HIX, P. C.
315 Deaderick Str., Su. 1465
NASHVILLE, TN 37238-1465





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 40000.00
CON TX 148.00
PRFEE 1.00
WDEED 6.00
TOTAL 155.00
CHECK 155.00

07/18/91 01 10:46 0001 2686
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 1 6 8 7

IDENTIFICATION REFERENCE

Jul 18 10 44 AM '91

FELIX Z WILSON, II
REGISTER

No. 441685