FILE BOX 45

BOOK 8410 PAGE 736

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 124,500.00

Jeffrey M Schnelle
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF July 91

Notary Public

MY COMMISSION EXPIRES: 7/30/94

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Jeffrey M. Schnelle (NAME)	Sovran Mortgage Corporation (NAME)	86-4-0-A
4320 Oakcrest Lane (STREET ADDRESS OR ROUTE NUMBER)	201 East Cary Street (STREET ADDRESS)	24CO
Hermitage, TN 37076 (CITY) (STATE) (P O ZIP)	Richmond, VA 23219 (CITY) (STATE) (ZIP)	04D92389

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, Larry Powell and wife, Carol Powell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey M. Schnelle and wife, Mary Jane Schnelle

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:

BEING Lot No. 25, on the plan of Oakcrest, Phase I-B, of record in Plat Book 6900, Page 384, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to Larry Powell by deed from David H. Parker, Trustee, of record in Book 8289, page 224, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 7308, Page 874 and Book 8277, page 830, Register's Office for said County.

This conveyance is subject to a Sewer Easement of record in Book 7233, page 802, said Register's Office.

3.5.5.3.2.

IDENTIFICATION REFERENCE

AUG 1 11 22 AM '91

FELIX Z WILKINSON REGISTER DAVIDSON COUNTY, TN

MAIL ENV.

9472 08/01 0101 03CHECK 461.65

Unimproved ( ) Improved (XX) property, known as 4320 Oakcrest Lane, Hermitage, TN 37076
(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 heir 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 covey 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 30th day of July, 19 91

Carol Powell

Larry Powell

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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 Larry Powell and wife, Carol Powell

the bargainor S, with whom I am personally acquainted/and who acknowledged that they (or proved to me on the basis of satisfactory evidence executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of July, 19 93.

Commission expires 7/24/93

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted/and who his oath himself (or proved to me on the basis of satisfactory evidence) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) (they) 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 _____

Notary Public

WARRANTY DEED

FROM

Larry Powell
Carol Powell

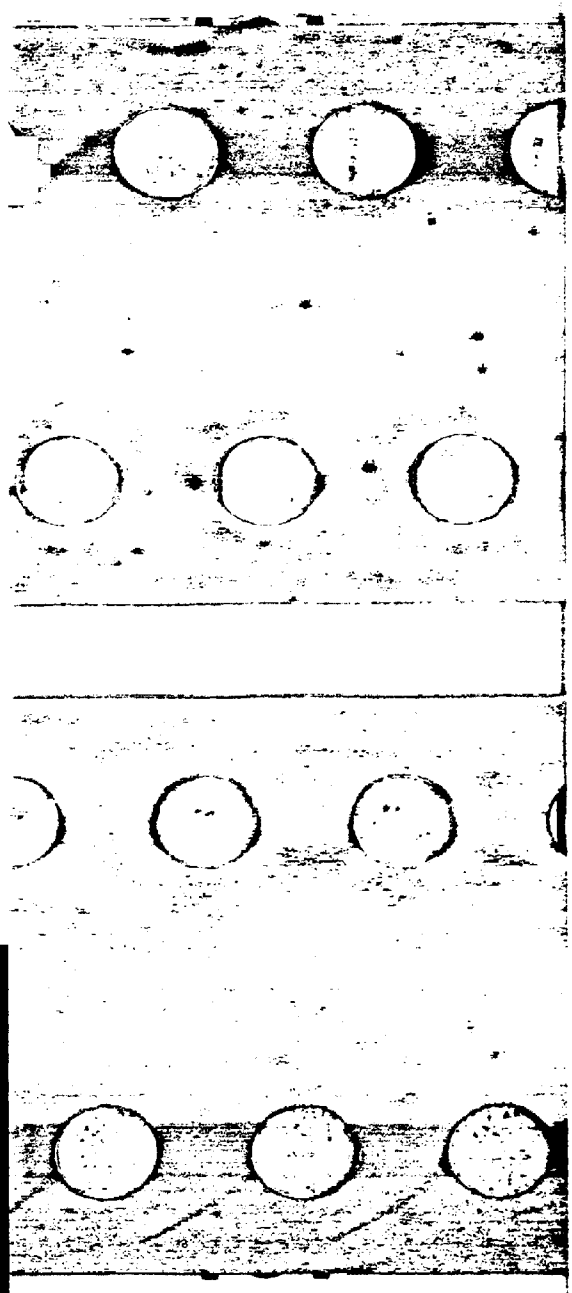
TO

Jeffrey M. Schnelle
Mary Jane Schnelle

RETURN TO:

METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214



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
124500.00

CON TX	454.65
PRFEE	1.00
WDEED	6.00
TOTAL	461.65
CHECK	461.65

08/01/91 01 11:23 0001 9472

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 5 5. 3. 2.

IDENTIFICATION REFERENCE

AUG 1 11 22 AM '91

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 446070