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Blk 22

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,000.00

Jeff Branson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF November, 19 91

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: 09/25/93

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	~~MORTGAGOR~~ Mortgagee:	MAP-PARCEL NUMBERS
Jeff Branson	SOVRAN MORTGAGE CORPORATION	90-16-251
(NAME)	(NAME)	
6424 Thunderbird Drive	201 East Cary Street	08DA-32960
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209	Richmond, VA 23219-3736	
(CITY) (STATE) (P.O.ZIP)	(CITY) (STATE) (ZIP)	

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, Claytie M. Dilworth, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeff Branson, Unmarried

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. 529, on the Plan of Charlotte Park, Section Eight, of record in Book 2900, pages 45 and 46, Register's Office for Davidson County, Tennessee.

SAID Lot No. 529 fronts 64.00 feet on the northwesterly margin of Thunderbird Drive and extends back 139.30 feet on the southwesterly line and 135.80 feet on the northeasterly line to a dead line in the rear, measuring 91.00 feet thereon.

BEING the same property conveyed to James R. Dilworth and wife, Claytie M. Dilworth, by deed from Cumberland Valley Builders, Inc., of record in Book 3434, page 849, Register's Office for Davidson County, Tennessee. The said James R. Dilworth has since died and is survived by wife, Claytie M. Dilworth.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: Survey dated November 27, 1991, made by:
JOHN B. KOHL, III, License No. 100
400 Seventh Avenue, South
Nashville, TN 37203

7952 12/02 0101 03CHECK 258.60

This is unimproved ( )
This is improved (XX) property, know as 6424 Thunderbird Drive, Nashville, TN 37209
(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 convenant 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 her hand this 27th day of November, 19 91

Claytie M. Dilworth

Claytie M. Dilworth

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Claytie M. Dilworth, Unmarried

the bargainor, with whom I am personally acquainted, * and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of November, 19 91

Commission expires 09/25/93

I. DYKE TATUM Notary Public

* or proved to me on the basis of satisfactory evidence.

I. DYKE TATUM NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

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 _____.

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

My commission expires _____

_____ Notary Public

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

FROM
Claytie M. Dilworth, Unmarried

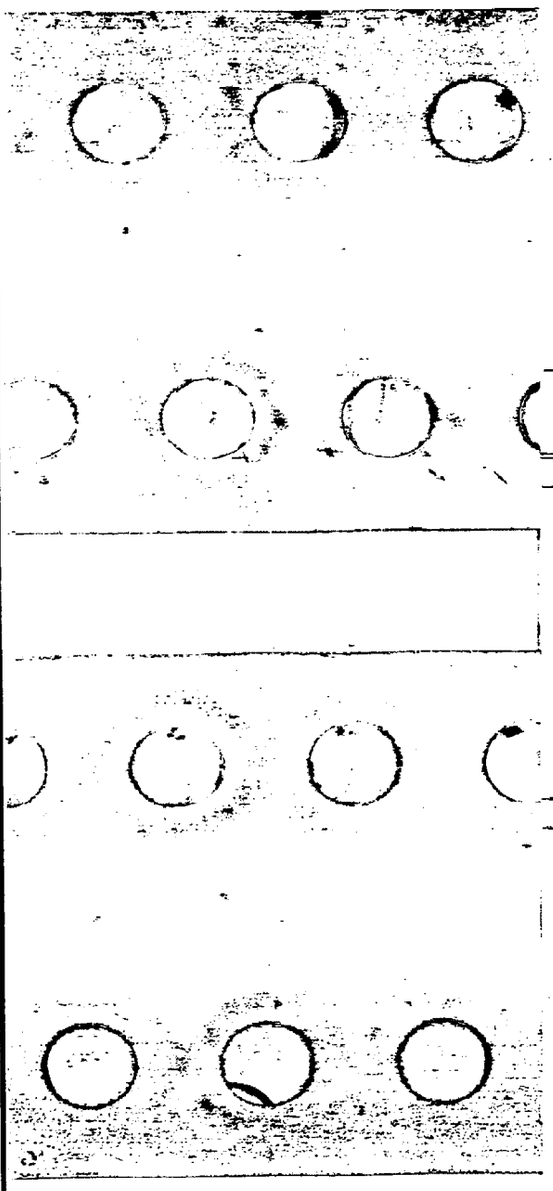
TO
Jeff Branson, Unmarried

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

6556

FEE/TAX/REFERENCE

Dec 2 8 59 AM '91



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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				MAMT 68000.00
				ERR CO
				MAMT 68000.00-
				CAMT 68000.00
				CON TX 251.60
				PRFEE 1.00
				WDEED 6.00
				TOTAL 258.60
				CHECK 258.60
12/02/91	01			09:01 0001 7952

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65566

IDENTIFICATION REFERENCE

DEC 2 8 59 AM '91

No. 480534