PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) (Title No: 31353)
Dav. Co. File: Box 8

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

SEND TAX BILLS TO:

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 485000.00

R. Thomas Tropea
Affiant

Sworn and subscribed before me this 27th day of November, 1991.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Randall Thomas Tropea
1209 Beddington Park
Nashville, Tennessee 37215

MORTGAGEE:
Prudential Home Mortgage Company, Inc.
100 South Fifth Street
Minneapolis, Minnesota 55440

MAP-PARCEL NUMBERS
159-2-52

SPECIAL WARRANTY DEED
(Corporate)

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Citicorp Mortgage, Inc.**, a Delaware corporation, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Randall Thomas Tropea and spouse, Daryl Anne Tropea,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 61 on the plan of Hound's Run, of record in Plat Book 6900, page 167, 168, 169, 170 and 171, Register's office for said County.

SAID Lot No. 61 fronts 174.83 feet on the southerly margin of Beddington Park and extends back 286.15 feet on the westerly line and 337.83 feet on the broken easterly line to a line in the rear, measuring 173.56 feet thereon.

BEING the same property conveyed to Citicorp Mortgage, Inc. by Substitute Trustee's Deed from I. Dyke Tatum, a Substitute Trustee, of record in Book 8398, page 889, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 7079, Page 995, said Register's Office, and to the matters set forth in the referenced Plan of record.

This is improved property, known as: 1209 Beddington Park, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons claiming through and under Grantor (other than the claims arising out of the matters set forth above), but not further or otherwise.

WITNESS THE EXECUTION HEREOF this 26 day of November, 1991.

Citicorp Mortgage, Inc.

By: Scott A. French

Title: SCOTT A. FRENCH ASST. VICE PRES.

State of Missouri
County of St. Louis

Before me, the undersigned, personally appeared SCOTT A. FRENCH ASST. VICE PRES., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as President (or other officer authorized to execute this instrument) of Citicorp Mortgage, Inc., the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Ballwin, Missouri, this 27th day of November, 1991.

NOTARY PUBLIC STATE OF MISSOURI ST. LOUIS COUNTY MY COMMISSION EXP FEB.25,1995

My Commission Expires:

Notary Public

BOOK 8501 PAGE 446

DEC 5 9 52 AM '91

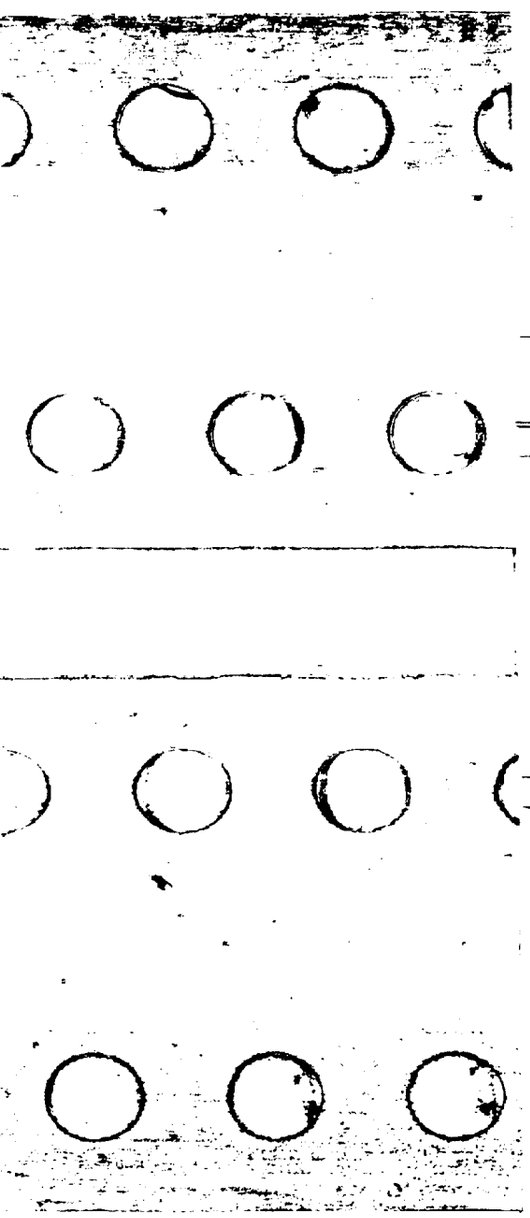
9592 12/05 0101 03CHECK 1801.50

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 8501 PAGE 447

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	COTX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MOTX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 485000.00

CON TX 1794.50

PRFEE 1.00

WDEED 6.00

TOTAL 1801.50

CHECK 1801.50

12/05/91 01 09:58 0001 9592

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.70009

Dec 5 9 52 AM '91

No.482157