10487 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

BOOK 8520 PAGE 879

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
STEVEN D. MYERS (NAME)	SOVRAN MORTGAGE CORPORATION (NAME)	Map 104-16
2403 Belmont Boulevard (STREET ADDRESS OR ROUTE NUMBER)	201 East Cary Street (STREET ADDRESS)	Parcel 294
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Richmond, Virginia 23219 (CITY) (STATE) (ZIP)	F.B. #24W960

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, MARY H. JONES, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEVEN D. MYERS, UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 the northerly part of Lot No. 177 and the southerly part of Lot No. 176 on Belmont Land Company's Plan of Lots, called "Belmont Heights", as of record in Book 421, page 34, Register's Office for said County, described as follows:

Beginning on the westerly margin of Belmont Boulevard, at the northeast corner of the property conveyed to Buster B. Farmer and wife by deed from Ioa Payne Joslin and husband, of record in Book 675, page 145, said Register's Office; thence, with the westerly margin of said Boulevard, northwardly 53 feet to the southeast corner of the property conveyed to Marianne T. Steele by deed from Edgar C. Allen, Trustee, of record in Book 1086, page 440, said Register's Office; thence, with Steele's southerly line, westwardly 175 feet to the easterly margin of an alley; thence, with said alley, southwardly 45 feet, more or less, to the northwest corner of the Farmer property; thence, with Farmer's northerly line, eastwardly 175 feet to the beginning.

Description being copied from prior deed.

Being the same property conveyed to Robert F. Jones and wife, Mary H. Jones by deed from Maude R. Coles, a widow of record in Book 2100, page 381, said Register's Office.* (Lela W. White has been appointed Limited Guardian of Mary H. Jones by order in the Probate Court for Davidson County, Tennessee, Rule No. 97915, dated 9/30/91.) A certified copy of which is of record in Book 8520 page 576, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictions of record in Book 350, page 28, said Register's Office.

* Robert F. Jones has since died.

This is unimproved ( ) improved (XX) property, known as 2403 Belmont Boulevard, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 31st day of December, 19 91

LELA W. WHITE, AS GUARDIAN FOR*

Lela W. White

*MARY H. JONES

STATE OF TENNESSEE
COUNTY OF Davidson County

BOOK 8520 PAGE 880

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LELA W. WHITE, AS GUARDIAN FOR MARY H. JONES, UNMARRIED

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 31st day of December 19 91.

My commission expires 1-22-95 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

7.3993

IDENTIFICATION REFERENCE

JAN 3 9 40 AM '92

3794 01/03 0101 03CHECK 288.20

STATE OF TENNESSEE
COUNTY OF Davidson County

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December, 19 91.

MY COMMISSION EXPIRES: 1-22-95 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

MARY H. JONES, UNMARRIED

TO

STEVEN D. MYERS, UNMARRIED

PLEASE RETURN TO:

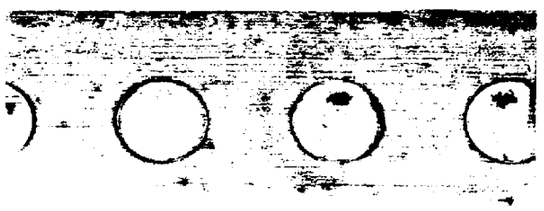
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 8520 PAGE 881



CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

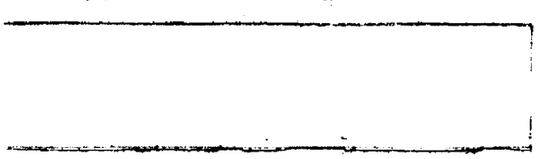
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 76000.00
CON TX 281.20
PRFEE 1.00
WDEED 6.00
TOTAL 288.20
CHECK 288.20

01/03/92 01 09:41 0001 3794





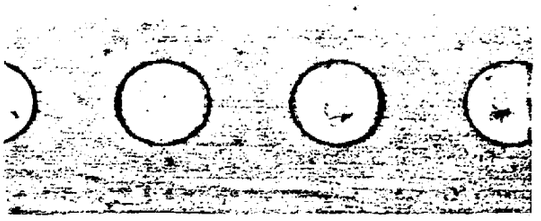
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.3993.

IDENTIFICATION REFERENCE

JAN 3 9 40 AM '92

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY
TENNESSEE



No. 490241