BOOK 8527 PAGE 705

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: 31162)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 40875.00

Affiant

Sworn and subscribed before me this
13th day of January, 1992.

Notary Public

My Comm. Expires: Sept 16, 1995

ADDRESS NEW OWNER:
James Conner & Dianne Conner
4406 Elkins Avenue
Nashville, Tn 37209

RESPONSIBLE FOR PAYMENT OF TAXES:
Atlantic CoastMortgage Company
12700 Fair Lakes Circle, Ste 400
Fairfax, Virginia 22033

MAP-PARCEL NUMBERS
91-16-67

WARRANTY DEED

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 **Alice M. Robinson, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **James Conner and spouse, Dianne Conner , and Evelyn Lovelace,** 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 the westerly 9 feet of Lot No. 305 and the easterly 41 feet of Lot No. 307 of Block No. 13 on the Plan of Charlotte Park Company's First Addition to Nashville, as of record in Book 57, page 103, Register's Office for said County.

SAID parts of Lot No.s 305 and 307 front together 50 feet on the northerly side of Elkins, formerly Second Avenue, and run back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Roy L. Robinson and wife, Alice M. Robinson by quitclaim deed from Thomas O. H. Smith, Trustee of record in Book 4987, page 509, said Register's Office. Roy L. Robinson has since died.

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

The Deed is executed by Willodean Anderson, Conservator for Alice M. Robinson, pursuant to the order of the Probate Court for Davidson County, Tennessee, in Order No. 97555, said order being embodied in a Decree for Sale dated December 20th, 1991.

7643 IDENTIFICATION REFERENCE JAN 14 11 53 AM '92

6631 01/14 0101 03CHECK 158.33

This is improved property, known as: 4406 Elkins Avenue, Nashville, Tn 37209

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 heirs 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 whomsoever.

WITNESS THE EXECUTION HEREOF this 13th day of January, 1992.

Alice M. Robinson

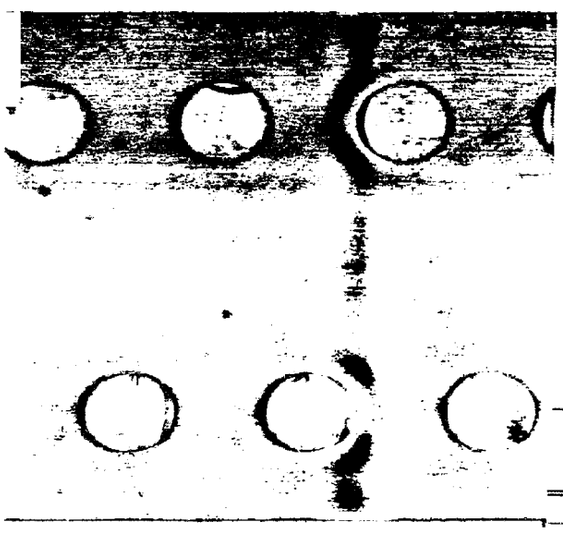
Alice M. Robinson, by Willodean Anderson, Conservator

State of Tennessee
County of Davidson

On this 13th day of January, 1992, before me the undersigned authority, personally appeared Willodean Anderson, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, on behalf of Alice M. Robinson, as Conservator, and who acknowledged that she executed the within instrument as the free act and deed of the within named Alice M. Robinson. Witness my hand and official seal at Nashville, Tennessee, this 13th day of January, 1992.

My Commission Expires: Sept 16, 1995

Notary Public



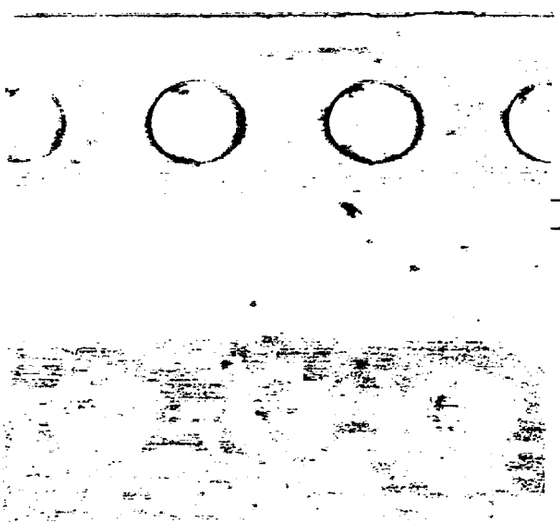
OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8527 PAGE 706

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



CAMT	40875.00
CON TX	151.33
PRFEE	1.00
WDEED	6.00
TOTAL	158.33
CHECK	158.33

01/14/92 01 11:55 0001 6631

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7. 6. 4 3. 9.

IDENTIFICATION REFERENCE

Jan 14 11 53 AM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 493040