Bk/P20

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP-PAR NO.
Richard E. Thomas and wife, Elisha Eileen Thomas 316 Erroll Lane Nashville, TN 37209	Atlantic Coast Mortgage Co. 12700 Fair Lakes Cr., Ste. #400 Fairfax, VA 22033	91-05-0-A-025 8DA-62107

BOOK 8530 PAGE 149

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **TEN AND NO/100 ($10.00) DOLLARS,** cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Sylvan Investment, Inc.,** BY: Ira J. Heckman, President have bargained and sold, and by these present do transfer and convey unto the said **Richard E. Thomas and wife, Elisha Eileen Thomas** the Grantee(s) herein their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> LAND in Davidson County, Tennessee being Lot No. 25 on the Plan of Sylvan Heights Phase Two, Second Revision of record in Book 7900, Page 216, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete and accurate description.
>
> BEING part of the same property conveyed to Sylvan Investment, Inc. by deed from Ira J. Hickman of record in Book 7568, Page 393, Register's Office for Davidson County, Tennessee.

There is conveyed with the above described property an undivided interest in and to the general and/or restricted common area and facilities of Sylvan Heights Phase One, as said areas are set forth and defined in Restrictions of record in Book 7568, Page 400; Book 7888, page 831; and Book 8268, page 626; and Articles of Incorporation of Sylvan Heights Homeowners Association of record in Book 7601, page 632; Register's Office for Davidson County, Tennessee, and to which reference is hereby made for more particulars.

This conveyance is subject to all restrictions, easements and plats of record in the Register's Office for said County.

This is improved property known as: **316 Erroll Lane, 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 GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that I am 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 I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to al gender.

Witness my hand this 15 day of January, ~~1991~~ 1992

Sylvan Investments, Inc.

By: Ira J. Heckman, Pres.

SYLVAN INVESTMENT, INC.
BY: Ira J. Heckman, President

7.7.28 Jan 16 2 16 PM '92 IDENTIFICATION REFERENCE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a otary Public in and for said County and State, the within named SYLVAN INVESTMENT, INC. BY: Ira J. Heckman, President, the Bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ashville, Tennessee on this _____ day of _____, 1991.

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES: _____
****

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $ 59,900.

Elisha Eileen Thomas
AFFIANT

Sworn to and subscribed before me this 15 day of January, 199 .

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-20-92
****

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared, IRA J. HECKMAN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of SYLVAN INVESTMENTS, INC., the within named bargainor, a corporation, and that IRA J. HECKMAN, he as such President being authorized so to do, executed the foregoing insutrument for the purpose therein contained, by signing the name of the corporation by himself as President.

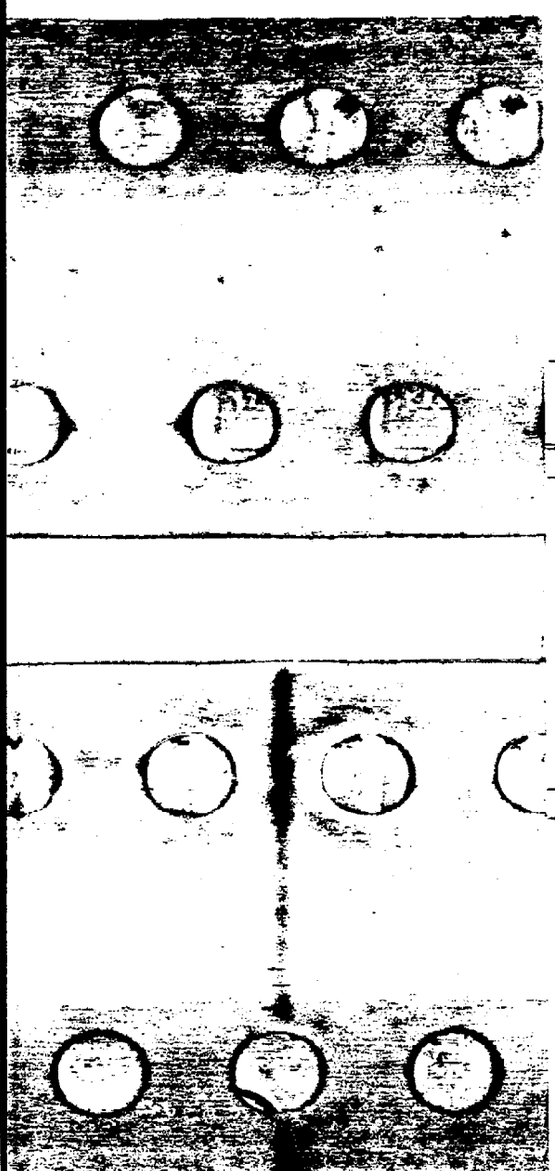
WITNESS my hand and seal, at office in Nashville, TN this 15th day of January, 1992.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-20-92

7545 01/06/92 0101 03CHECK 228.63

This instrument prepared by:
Rick M. Johnson 3221 Nolensville Rd., Ste. H, Nashville, TN 37211
(615) 833-5858



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

RECEIVED OF _____

FOR _____

BOOK 8530 PAGE 151

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 59900.00
CON TX 221.63
PRFEE 1.00
WDEED 6.00
TOTAL 228.63
CHECK 228.63

01/16/92 01 14:15 0001 7545

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.7.289

IDENTIFICATION REFERENCE

Jan 16 2 16 PM '92

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY

No. 493946