FORM NO. WD-1

BOOK 8540 PAGE 904

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 101,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 19 92

Notary Public

MY COMMISSION EXPIRES: 3-3-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Marbut Glenn Gaston, Jr.,Lawyer, 2211 Crestmoor Rd,Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
James L. Mathews etux (NAME)	ATLANTIC COAST MORTGAGE COMPANY (NAME)	90-11-7
641 River Rouge Dr. (STREET ADDRESS OR ROUTE NUMBER)	Suite 400 12700 Fair Lakes Circle (STREET ADDRESS)	8DA-33442
Nashville, TN 37209 (CITY) (STATE) (P.O. ZIP)	Fairfax, Virginia 22033 (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 Katherine R. Mayes and Mary E. Shaver

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Mathews and wife, Wanda P. Mathews

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. 630 on the plan of Charlotte Park, Section 9, as of record at Book 2900, page 77, Register's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being all the same property conveyed to the grantors herein by deed as of record at Book 5251, page 199, and deed to Thelma Pratt and Katherine R. Mayes by deed at Book 3398, page 263 (the said Thelma Pratt having since died testate in Davidson County, Tennessee, and the above described property was devised to Katherine Rebecca Mayes, one and the same as Katherine R. Mayes, by Will at Will Book 88, page 108, Probate Court Clerk's Office for Davidson County, Tennessee, see Rule No. 50454, Probate on April 26, 1967), all references to said Register's Office.

This conveyance is subject to 1992 property taxes, which have been pro rated this date and the grantees assume in full, to the limitations as shown on said plan at Book 2900, page 77, and matters as applicable in sewer useage agreement of record at Book 2593, page 566, and Easement Agreement at Book 2140, page 408, said Register's Office, and subject to the right-of-flow of the Cumberland River.

~~unimproved~~ IMproved
This is improved O.K. property, known as 641 River Rouge Dr., 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 covenant 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 our hand s this 31st day of January, 19 92

Katherine R. Mayes
Katherine R. Mayes

Mary E. Shaver
Mary E. Shaver

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Marbut Glenn Gaston, Jr., a Notary Public in and for said County and State, the within named Katherine R. Mayes and Mary E. Shaver

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of January, 19 92.

Notary Public

Commission Expires 3-3-92

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Katherine R. Mayes and
Mary E. Shaver

TO
James L. Mathews and wife,
Wanda P. Mathews

ATTORNEYS TITLE™ A Minnesota Title Company
AQ 193703
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

8U959

IDENTIFICATION REFERENCE

FEB 3 10 AM '92

PICK-UP

382.55

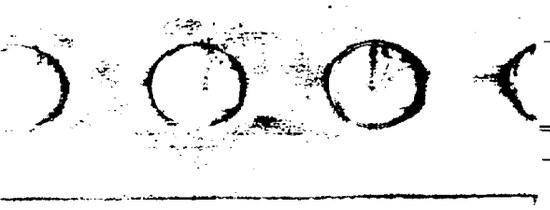


OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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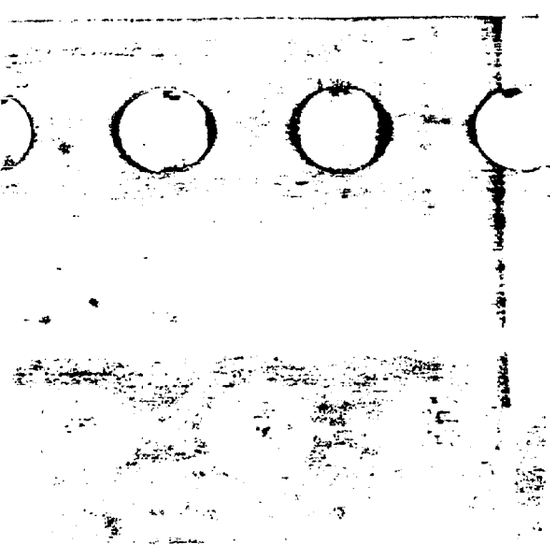


CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

SAMT	101500.00
CON TX	375.55
PRFEE	1.00
WDEED	6.00
TOTAL	382.55
CHECK	382.55

02/03/92 01 09:40 0001 7549



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80959

IDENTIFICATION REFERENCE

FEB 3 9 18 AM '92

DAVIDSON COUNTY, TN

No. 498179