This Instrument Prepared By:

Lehman Land Title, Inc.
5211 Maryland Way, Suite 1060
Brentwood, TN 37027

FILE BOX
#52

BOOK 5555 PAGE 872

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mary Alice Roberts (NAME)	Source One Mortgage Services (NAME)	162-06-125
234 Townes Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 9090 (STREET ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Farmington Hills, MI 48333-9090 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00) ---------- *Dollars.*

Cash in hand paid by Mary Alice Roberts and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged, and for a further consideration the said Mary Alice Roberts have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $34,500.00 secured by a deed of trust of record in Book 5250, page 673, Register's Office for Davidson County, TN.

David A. Braun and wife, Carol Braun

have this day bargained and sold, and do hereby transfer and convey unto the said Mary Alice Roberts

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 106 on the Plan of Fair Oaks Subdivision, Section 2, of record in Book 4460, Page 52, Register's Office, Davidson County, Tennessee.

SAID Lot No. 106 fronts 70 feet on the northerly margin of Townes Drive, and runs back 169.90 feet on the westerly sideline, and 188.5 feet on the easterly sideline, and measures 72.4 feet across the rear lot line.

BEING the same property conveyed to David A. Braun by deed from Lee A. Bucher and wife, Mary Alice Bucher of record in Book 5720, Page 896, Register's Office for Davidson County, Tennessee.

8 6 1 6 1

IDENTIF. REFERENCE

FEB 24 9 33 AM '92

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

344C 02 24 0101 03CHECK 178.68

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value whichever is greater, for this transfer is $ 46,440.00

Subscribed and sworn to before me this the 20th *day of* February *19*92

Affiant Mary Alice Roberts

My Commission expires: 5/15/95 *(Affix Seal)*

Notary Public Judy A. Lehman

This is improved X *unimproved* ( ) *property, known as* 234 Townes Drive Nashville, TN 37211 *(House Number) (Street) P.O. Address: (City or Town)*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 20th *day of* February *, 19* 92 *, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

David A. Braun

Carol Braun

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 8555 PAGE 873

Personally appeared before me the undersigned *, a Notary Public in and for said County and State* David A. Braun and wife, Carol Braun

the within named 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 Brentwood *Tennessee, this* 20th *day of* February *19* 92

Notary Public

Commission expires 5-15-95

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, _____ *, a Notary Public of 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* _____ *self to be* _____ *of the* _____ *, the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____ *.*

Witness my hand and seal, at office in _____ *, this* _____ *day of* _____ *, 19* _____ *.*

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this _____ *day of* _____ *, 19* _____ *before me, the undersigned, a Notary Public in and for said County and State, personally appeared* _____ *, to me known (or proved by me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of* _____ *, and acknowledged that* _____ *executed the same as the free act and deed of said* _____ *. Witness my hand and official seal at* _____ *, Tennessee, this* _____ *day of* _____ *, 19* _____ *.*

_____ *Notary Public*

My Commission Expires _____

WARRANTY DEED

FROM

TO

Compliments of
LEHMAN LAND TITLE, INC.
155 Franklin Road, Suite 151
Brentwood, Tennessee 37027
Phone (615) 371-8999

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8555 PAGE 874

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 46440.00
CON TX 171.68
PRFEE 1.00
WDEED 6.00
TOTAL 178.68
CHECK 178.68

02/24/92 01 09:33 0001 3445

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8611 IDENTIF. REFERENCE

FEB 24 9 33 AM '92

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 503986