FILE NO. 29722 FILE BOX "7"

BOOK 8608 PAGE 653 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF JANUARY, 1992

Notary Public

MY COMMISSION EXPIRES: 1-22-95

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SUZANNE AIKENS (NAME)	NATIONSBANC REAL ESTATE SERVICES, INC. (NAME)	160-14-B
5759 Brentwood Trace (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 656 (STREET ADDRESS)	PARCEL 59
Brentwood, TN. 37027 (CITY) (STATE) (P O ZIP)	Tucker, Georgia 30085-0656 (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, I, MARTHA J. HAWKINS, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SUZANNE AIKENS

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 Unit No. 5759 on the Plat of 2nd Revision Brentwood Trace Condominiums, as of record in Plat Book 5200, Page 261, Register's Office for said County, to which plan reference is made for a more complete description.

BEING the same property conveyed to Martha J. Hawkins by deed from Jeffrey S. Quinn and Cindy L. Batts Quinn, of record in Book 7611, page 159, Register's Office for Davidson County, Tennessee.

3414 04/23 0101 03CHECK 199.40

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to CITIZENS AND SOUTHERN, of record in Book 7237, page 770, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH NATIONSBANC REAL ESTATE SERVICES, INC.

This is unimproved ( ) improved (X) property, known as 5759 Brentwood Trace, Brentwood, Tennessee 37027
(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 my hand this 25th day of January, 1992

Martha J. Hawkins

MARTHA J. HAWKINS

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STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MARTHA J. HAWKINS, Unmarried

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

Witness my hand and official seal at Nashville, Tennessee, this 25th day of January, 1992.

Notary Public

Commission Expires 1-22-95

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

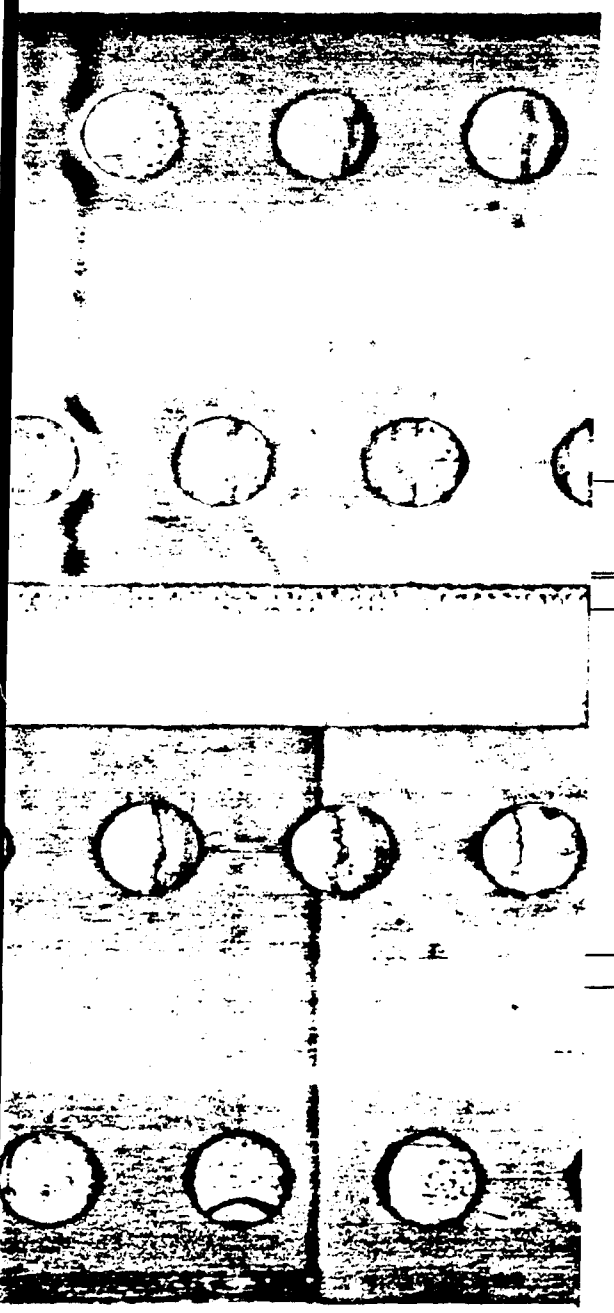
TO

0 4 2 3 6

IDENTIF. REFERENCE

APR 23 11 25 AM '92

FELIX [illegible]
DAVIDSON COUNTY TN.



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
04/23/92	01	11:26 0001	CAMT 52000.00 CON TX 192.40 PRFEE 1.00 WDEED 6.00 TOTAL 199.40 CHECK 199.40	3414

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04236

IDENTIF. REFERENCE

APR 23 11 25 AM '92

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 524228