BOOK 8639 PAGE 465

FROM: JOHN NORMAN NORTON II AND WIFE, ELIZABETH D. NORTON

THIS INSTRUMENT PREPARED BY: DEARBORN & EWING, ATTORNEYS NATIONSBANK PLAZA, SUITE 1200

Book 6 cav

TO: WAYNE EDWARD RAMAGE & WIFE PHYLEEN STEWART-RAMAGE

414 UNION STREET NASHVILLE, TENNESSEE 37219-1777

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Wayne Edward Ramage and wife,	The Kissell Company	Map 148-9
3923 Creekside Drive	30 Warder Street	Parcel 141
Nashville, TN 37211	Springfield, Ohio 45501	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $66,849.10.

Wayne Edward Ramage
Affiant

Subscribed and sworn to before me, this the 1ST day of June, 1992.

Carol R Russell
Notary Public

My Comm. Expires: 3/27/93

GENERAL WARRANTY DEED

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 and sufficiency of which are hereby acknowledged, We, John Norman Norton II and wife, Elizabeth D. Norton, hereinafter called "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto Wayne Edward Ramage and wife, Phyleen Stewart-Ramage, hereinafter called "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth on Exhibit A.

This is improved property known as 3923 Creekside Drive, Nashville, Tennessee 37211.

Upon delivery of this General Warranty Deed, Grantees hereby assume the indebtedness secured by a Deed of Trust of record in Book 6746, page 551, Register's Office for Davidson County, Tennessee, payable to CityFed Mortgage Company, now The Kissell Company.

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 GRANTORS do covenant with the said GRANTEES that they 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 GRANTORS do further covenant and bind themselves, their heirs, successors, assigns, 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 hands this 1st day of June, 1992.

John Norman Norton II by Ruby P. Cooper as Attorney-in-Fact

JOHN NORMAN NORTON II BY RUBY P. COOPER AS ATTORNEY-IN-FACT

Elizabeth D. Norton by Ruby P. Cooper as Attorney-in-Fact

ELIZABETH D. NORTON BY RUBY P. COOPER AS ATTORNEY-IN-FACT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruby P. Cooper, to me known to be the person who executed the foregoing instrument as Attorney-in-Fact in behalf of John Norman Norton II and wife, Elizabeth D. Norton, the bargainors, and acknowledged that she executed the same as the free act and deed of said John Norman Norton II and wife, Elizabeth D. Norton, for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 1st day of June, 1992.

Carol K. Kewen
NOTARY PUBLIC

My Commission Expires: 3/27/93

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 58, Section 5, on the Plan of Locustwood, as of record in Book 2663, page 43, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to John Norman Norton II and wife, Elizabeth D. Norton by deed from Barry Lynn Giese and wife, Denise J. Giese of record in Book 7652, page 232, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following exceptions:

1. 1992 Metropolitan Government taxes.

2. Deed of Trust from Barry Lynn Giese and wife, Denise J. Giese, to Stephen R. Josleyn, Trustee, dated December 16, 1985, of record in Book 6746, page 551, said Register's Office, to secure an indebtedness evidenced by a promissory note of even date in the original principal amount of $54,754.00, payable to CityFed Mortgage Company, now The Kissell Company, said Deed of Trust being assumed by Grantees herein.

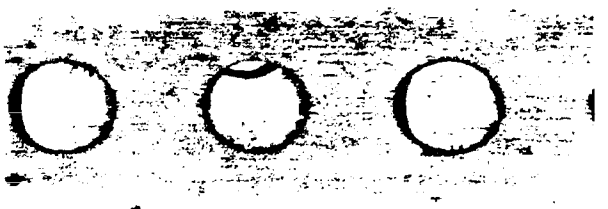
3. All matters as shown on the Plan of record in Book 2663, page 43, said Register's Office.

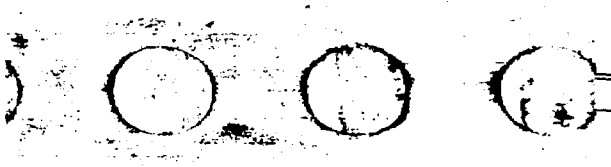
IDENTIF. REFERENCE

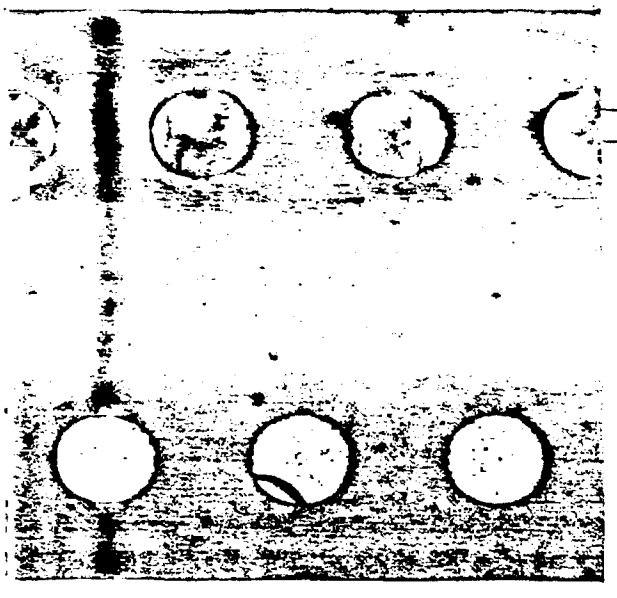
JUN 1 2 57 PM '92

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

6509 06/01 0101 03CHECK 257.16







OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8639 PAGE 468

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	66849.10
			CON TX	247.16
			PRFEE	1.00
			TDEED	9.00
			TOTAL	257.16
			CHECK	257.16

06/01/92 01 14:54 0001 6509

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 5087 IDENTIF. REFERENCE

JUN 1 2 57 PM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 536318