FILE BOX 45

BOOK 8664 PAGE 777

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,816.27

Joyce Stout
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June 1992

Patricia Rudd
Notary Public

MY COMMISSION EXPIRES 7/24/93
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Joyce Stout (NAME)	Independence One Mortgage Corp. (NAME)	MAP 86
233 Thistle Lane (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 5076 (STREET ADDRESS)	GP 14A
Hermitage, TN 37076 (CITY) (STATE) (P.O ZIP)	(CITY) (STATE) (ZIP)	PAR 233

FOR AND 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, Charlyn Rust Christian and husband, Rick Christian, formerly Charlyn Rust Maddux

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joyce Stout, unmarried

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.

BEING Unit No. 233 on the Plan of Hermitage Meadows Subdivision, Stage Three, of record in Book 6250, Page 300, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Charlyn Rust Maddux by deed from Thomas W. Grumke and wife, Jane Barry-Grumke, of record in Book 6881, Page 502, Register's Office for said County.

This conveyance is subject to Restrictive Covenants and By-Laws of record in Book 6034, Page 365, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Charlyn Rust Maddux, to Jonathan J. Foley, Jr., Trustee, for Sears Mortgage Corporation, dated June 6, 1986, and filed for record in Book 6881, Page 505, Register's Office for said County, with an unpaid principal amount of approximately $ 52,816.27, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

6409 06/30 0101 03CHECK 220.86

6929

IDENTIF. REFERENCE

1 58 PM '92

DAVIDSON COUNTY TN.

This is unimproved ( ) property known as ( ) 233 Thistle Lane, Hermitage, TN 37076
(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 heir 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 covey 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 29th day of June, 1992

Rick Christian

Charlyn Rust Christian

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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 Charlyn Rust Christian and husband, Rick Christian, formerly Charlyn Rust Maddux

the bargainor s, with whom I am personally acquainted/and who acknowledged that (or proved to me on the basis of satisfactory evidence they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of June, 19 93.

Commission expires 7/24/93

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted/and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

(or proved to me on the basis of satisfactory evidence)

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Charlyn Rust Christian
Rick Christian

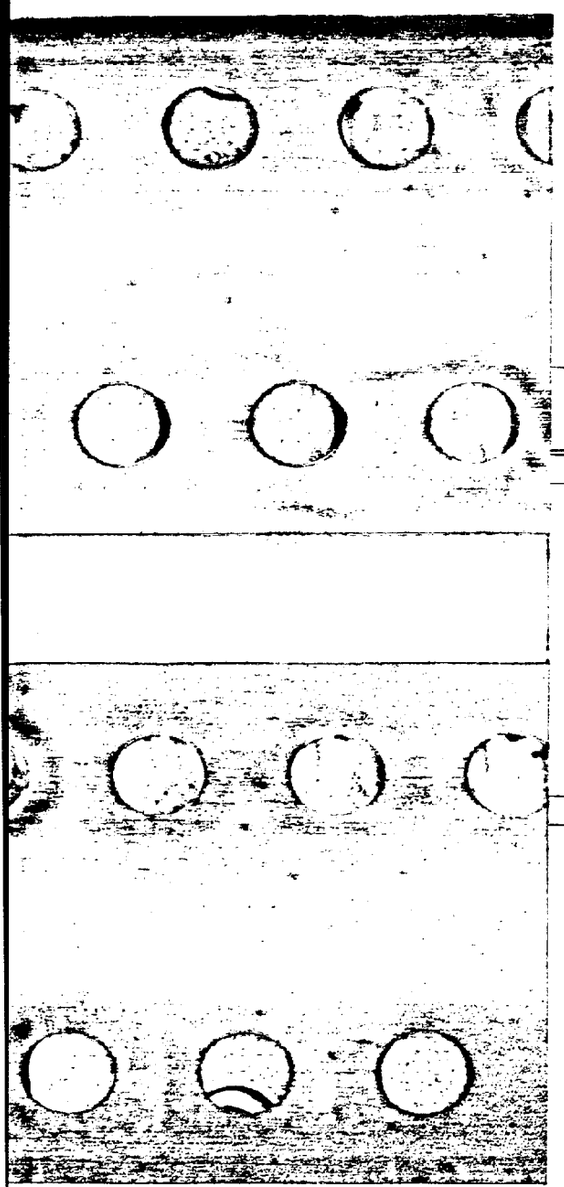
TO

Joyce Stout

RETURN TO:

METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214



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

CAMT 57816.27
CON TX 213.86
PRFEE 1.00
WDEED 6.00
TOTAL 220.86
CHECK 220.86

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/30/92 01 13:58 0001 6409

FELIX Z. WILSON, II
DAVIDSON COUNTY TRUSTEE

JUN 30 1 58 PM '92

IDENTIF. REFERENCE

23929

No. 546100