This Instrument Prepared By:

FILE BOX
#52

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

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: A. Beth Connor Guest	SEND TAX BILLS TO: NationsBanc Mortgage Corporation	MAP PARCEL NUMBERS 117-8-18
(NAME) 3013 Brightwood Avenue	(NAME) P.O. Box 630005	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37212	(STREET ADDRESS) Dallas, Texas 75263-0005	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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

Cash in hand paid by A. Beth Connor Guest and husband, David M. Guest and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Sandra M. Whitwell

have this day bargained and sold, and do hereby transfer and convey unto the said A. Beth Connor Guest and husband, David M. Guest

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

Being parts of Lots Nos. 6 and 7 on the Plan of Belmont Terrace Re-Subdivision, Annex No. 1 as of record in Book 421, Page 182, Register's Office for Davidson County, Tennessee, more described as follows:

Said property fronts 60 feet on the westerly side of Brightwood Avenue and extends back between lines, 185 feet, more or less, on the southerly line and 185 feet, more or less, to a dead line in the rear, being the easterly margin of an abandoned alley, measuring 50 feet thereon.

Being the same property conveyed to Sandra M. Whitwell, a single person by deed from Stephen C. Gray and wife, Lennie D. Gray of record in Book 5913, Page 699, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) Taxes (2) All restrictions of record (3) All easements of record (4) All visible easements (5) All matters appearing on the Plan of record (6) All applicable Governmental and zoning regulations.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value whichever is greater, for this transfer is $ 104,900.00

Subscribed and sworn to before me this the 30th *day of* June *19* 92

Affiant

My Commission expires _____ *(Affix Seal)*

Notary Public

This is improved (X) property, known as 3013 Brightwood Avenue Nashville, TN 37212 *(House Number) (Street) P.O. Address: (City or Town)*

unimproved ( )

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 30th *day of* June *, 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.*

Sandra M. Whitwell

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 8668 PAGE 786

Personally appeared before me _____ *, a Notary Public in and for said County and State* Sandra M. Whitwell

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* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Brentwood *Tennessee, this* 30th *day of* June *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 _____

25093

IDENTIF. REFERENCE

JUL 6 9 55 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

WARRANTY DEED

FROM Sandra M. Whitwell

TO A. Beth Connor Guest and husband, David M. Guest

2703 07/06 0101 DEDCHECK $97.13

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 8668 PAGE 787

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

CANT 104900.00
CON TX 388.13
PRFEE 1.00
MTGFEE 8.00
TOTAL 397.13
CHECK 397.13

07/06/92 01 09:54 0001 2703

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

25093

IDENTIF. REFERENCE

JUL 6 9 55 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 547480