STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 68,712.09

Cynthia Riggins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
21st DAY OF September 19 92

Notary Public

MY COMMISSION EXPIRES: March 27, 1993
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

SECURITY ESCROW & TITLE CO., 2323 21st Avenue, S., Suite 200, Nashville, TN 37212-4968

Mail

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cynthia Riggins (NAME)	Standard Federal Savings Bank (NAME)	MAP 96-16-A
411 Lakebrink Way (ADDRESS)	5280 Corporate Drive (ADDRESS)	PARCEL 75
Nashville, Tennessee 37214 (CITY) (STATE) (ZIP)	Frederick, Maryland 21701 (CITY) (STATE) (ZIP)	

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, Rayeayn Hudson Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cynthia Riggins, a single person

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. 74, First Revision Larchwood, Phase One, Section Three, plan of record in Plat book 6200, page 697, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Rayeayn Hudson, now known as Rayeayn Hudson Smith, by deed from Larchwood Homes, A Joint Venture, of record in Book 7832, Page 656, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 6299, page 152, Book 6299, page 166, Book 6301, page 82, Book 6301, page 96, Book 6391, page 449, Book 6767, page 385, Book 6873, page 939, Book 7271, page 342, and Book 7434, page 620, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Rayeayn Hudson, unmarried, to Roger K. Yates, Trustee for Statesman Mortgage Company, dated April 28, 1989, with an approximate unpaid balance of $68,712.09, of record in Book 7832, page 659, of said Register's Office, which the Grantee herein assumes and agrees to pay. The Escrow accounts in connection with said loan are hereby transferred to the Grantee.

Scott Smith joins in this conveyance to convey any and all rights he may have in this property.

0557 09/28 0101 03CHECK 263.19

This is unimproved ( ) improved (X) property, known as 411 Lakebrink Way, Nashville, Tennessee 37214
(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 21st day of September, 19 92

Rayeayn Hudson Smith
Rayeayn Hudson Smith

Scott Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 8739 PAGE 474

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rayeayn Hudson Smith

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 21st day of September, 1992

Commission expires March 27, 1993

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 _____.

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

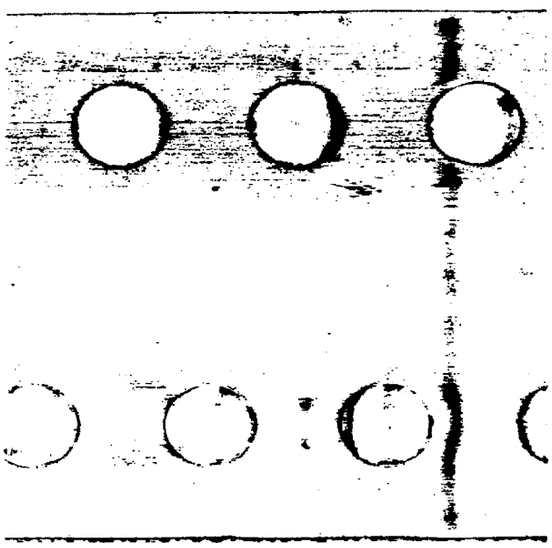
My commission expires _____

Notary Public

4922U

REFERENCE

SEP 23 ... 22 PM '92



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8739 PAGE 475

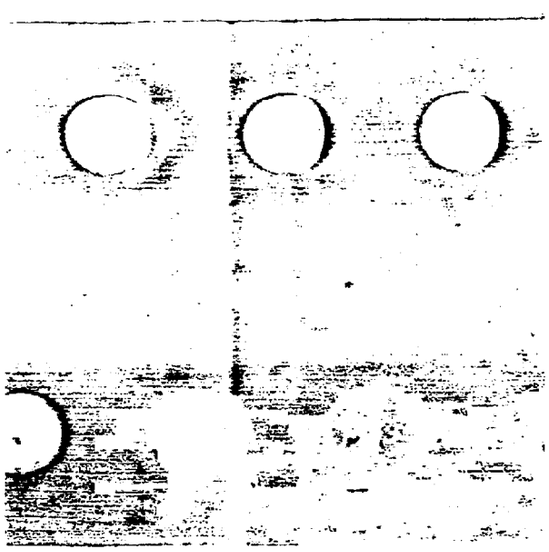
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	68712.09
CON TX	254.19
PRFEE	1.00
WDEED	8.00
TOTAL	263.19
CHECK	263.19

09/28/92 01 12:23 0001 0557

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



49220

IDENTIFICATION REFERENCE

SEP 28 12 22 PM '92

DAVIDSON COUNTY, TN

No. 574150