WARRANTY DEED

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Robert L. Colson 2012 Beech Ave. Nashville TN 37204	SAME	Map 86 Group 10 Parcel 40

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $50,700.00.

Robert L. Colson
Affiant

Subscribed and sworn to before me this 22nd day of October, 1992.

Notary Public

My Commission Expires: March 26, 1994

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantees and other good and valuable considerations, including the assumption by the Grantees of a Deed of Trust Note secured by an instrument of record in Book 5303, Page 716, Register's Office for Davidson County, Tennessee, the receipt of which is hereby acknowledged, We, Jess Shearin and wife, Carolyn, referred to hereinafter as Grantors, have bargained and sold, and by these presents do transfer and convey unto Robert L. Colson, a single person, hereinafter referred to as Grantee, his heirs, successors 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 Lot No. 19 on the Plan of Chapelwood Section 2, of record in Book 5200, page 83, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Jess S. Shearin by deed from James B. Hardy of record in Book 6315, page 753, said Register's Office.

This conveyance is subject to the following:

1. The Plan of record in Book 5200, page 83, said Register's Office, shows an Owner's Certificate, certain setback lines and easements to which plan reference is hereby made for the location and dimensions thereof.

2. Declaration of Covenants, Conditions, Restrictions, Easements, and Liens of record in Book 5333, page 315, as amended in Book 6234, page 193, said Register's Office.

57397

IDENTIFICATION REFERENCE:

OCT 22 2 26 PM '92
...X Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

PICK-UP

This is improved property known as 3521-3523 Magnum Drive, Hermitage, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, his heirs, successors and assigns forever, and we do covenant with the said Grantee that we are seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as herein set forth above.

AND we do further covenant and bind ourselves, and our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 22nd day of October, 1992.

Jess S. Shearin

Carolyn Shearin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

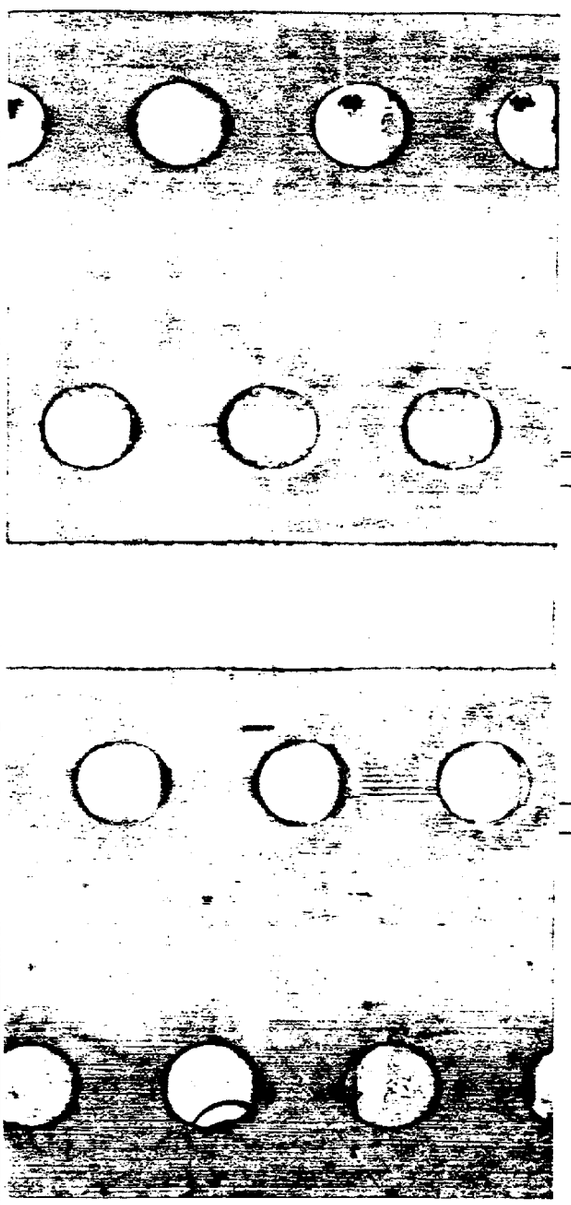
On this 22nd day of October, 1992, before me personally appeared Jess S. Shearin and wife, Carolyn Shearin to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

Witness my hand and seal, at office in Nashville, Davidson County, Tennessee, this 22nd day of October, 1992.

Notary Public

My Commission Expires:
March 26, 1994

3546 10/22 0101 03CHECK 196.59



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

RECEIVED OF _____

FOR _____

BOOK 8764 PAGE 764

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	50700.00
CON TX	187.59
PRFEE	1.00
WDEED	8.00
TOTAL	196.59
CHECK	196.59

10/22/92 01 14127 0001 3546

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.3.9 7.

IDENTIFI REFERENCE

Oct 22 2 26 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 583000