Ex 1

BOOK 8805 PAGE 325

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 71,347.90

Karla D. Vaughn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November 19 92

Notary Public

MY COMMISSION EXPIRES: October 9, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Karla D. Vaughn	First Union Mortgage Corporation	128-13-0-A
(NAME)	(NAME)	
416 Westfield Drive	4300 Six Forks Road	416.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Raleigh, North Carolina 27619	CO
(CITY) (STATE) (ZIP)	(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, Debra L. Nickens Davis and husband, Ronald Davis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Karla D. Vaughn, 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 Apartment Unit No. 416 of Westfield Condominium created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6678, Page 771, and amended in Book 6736, Page 110 and further amended in Book 6801, Page 962, and Book 6831, Page 982, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit "C" of said Master Deed. Reference is hereby made to the plat of Westfield Condominiums set forth as Exhibit "D" of said Amendment to the Master Deed of record in Book 6831, Page 982, in said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Debra L. Nickens, unmarried by deed of record in Book 7577, Page 438, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a certain Deed of Trust securing the payment of a promissory note to First Union Mortgage Corporation of record in Book 7577, Page 441, and rerecorded in Book 7675, Page 626, Register's Office with a present unpaid balance of approximately $61,347.90, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to Grantee.

The grantee assumes the personal obligation of the grantor and/or original mortgagor under the terms of the Note and any instrument, regulations or laws creating the loan to indemnify the Department of Veterans Administration or Federal Housing Administration to the extent of any claim of payment arising

unimproved ( )
This is improved (XX) property, known as 416 Westfield Drive, Nashville, TN 37221
(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 our hands this 25th day of November 1992

Debra L. Nickens Davis

Debra L. Nickens Davis Ronald Davis

DCTN01WC

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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 Debra L. Nickens Davis and husband, Ronald Davis

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Antioch, Tennessee, this 25th day of November, 1992.

Commission expires October 9, 1995

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

70872

IDENTIFICATION REFERENCE

DEC 4 1 31 PM '92

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

B441 12/04 0101 03CHECK

276.81

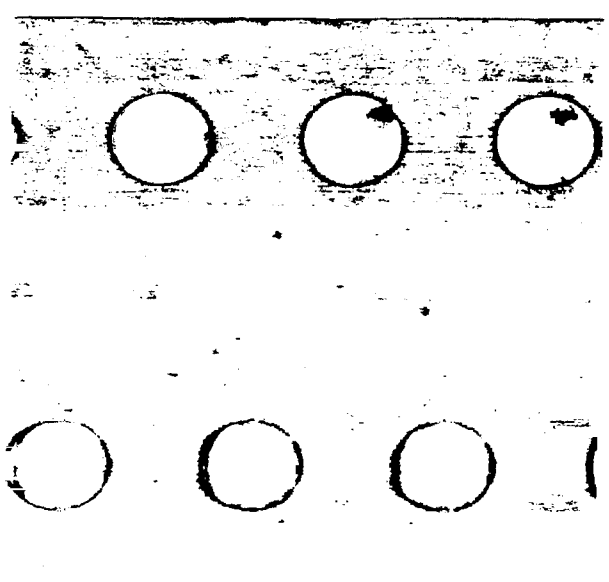
DCTN01WC

Continuation of Legal Description:

from the guaranty or insurance of the indebtedness.

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

Ronald Davis joins in this conveyance for the sole purpose of conveying any marital rights he may have.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

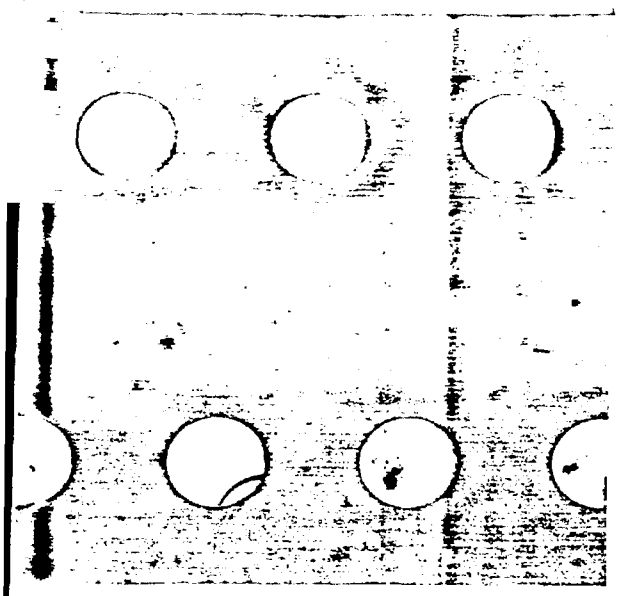
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CO CONVEYANCE	CC CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	71347.90
CON TX	263.81
PRFEE	1.00
WDEED	12.00
TOTAL	276.81
CHECK	276.81

12/04/92 01 13:29 0001 8441



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7087.2.

IDENTIFICATION REFERENCE

DEC 4 1 31 PM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 597689