FROM: KAREN C. POPHAM
(NOW KNOWN AS
KAREN CHRISTIAN)

TO: KAYE L. SGARLATA

THIS INSTRUMENT PREPARED BY:
BOULT, CUMMINGS, CONNERS &
BERRY, ATTORNEYS
NATIONSBANK PLAZA, SUITE 1200
414 UNION STREET
NASHVILLE, TENNESSEE 37219-1777

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Kaye L. Sgarlata	NationsBanc Mortgage Corp.	Map 132-9
1005 Glendale Lane	1512 Willow Lawn Dr.	Parcel 4
Nashville, TN 37204	Richmond, VA 23230-3479	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $89,500.00.

Affiant

Subscribed and sworn to before me, this the 14 day of December, 1992.

Notary Public

My Comm. Expires: 9-24-94

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, I, Karen C. Popham (now known as Karen Christian), an unmarried person, hereinafter called "GRANTOR", have bargained and sold, and by these presents do transfer and convey unto Kaye L. Sgarlata, hereinafter called "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth on Exhibit A.

This is improved property known as 1005 Glendale Lane, Nashville, Tennessee 37204.

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 GRANTOR does covenant with the said GRANTEES that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenants and binds herself, her heirs, successors, assigns, 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 23 day of November, 1992.

Karen C. Popham
k/n/a Karen Christian

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 Karen C. Popham (now known as Karen Christian), the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tn., this the 23rd day of November, 1992.

NOTARY PUBLIC

My Commission Expires: 1-23-93

CAROL A. WILSON NOTARY PUBLIC AT LARGE STATE OF TENN.

EXHIBIT A BK 8819 PG 369

Land in Davidson County, Tennessee, being Lot No. 1A on the Zone Lot Division, Lot 1, Glendale Villas, of record in Book 6200, page 55, Register's Office for said County.

Said Lot No. 1a fronts 49.8 feet on the southerly margin of Glendale Lane and extends back between parallel lines 332.3 feet to a dead line.

Being the same property conveyed to Karen C. Popham by deed from margin Rusty Benton and wife Joan R. Benton of record in Book 6870, page 237, Register's Office for Davidson County, Tennessee.

The above property is conveyed subject to the following:

1. Restrictive covenants contained in instrument of record in Book 6299, page 369, said Register's Office.

2. All matters on the Plan of record in Book 6200, page 55, said Register's Office.

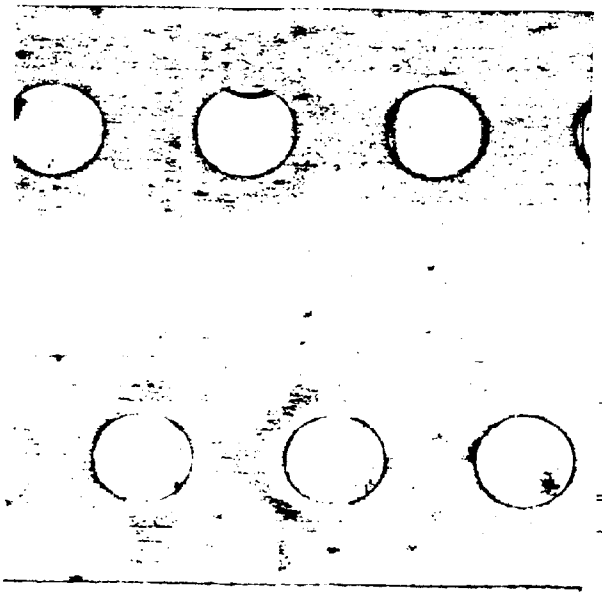
3. Easement for utility services and party walls for use in common with owners of attached and appurtenant improvements.

75521

IDENTIFICATION REFERENCE

Dec 21 9 25 AM '92

3759 12/21 0101 03CHECK 344.15



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

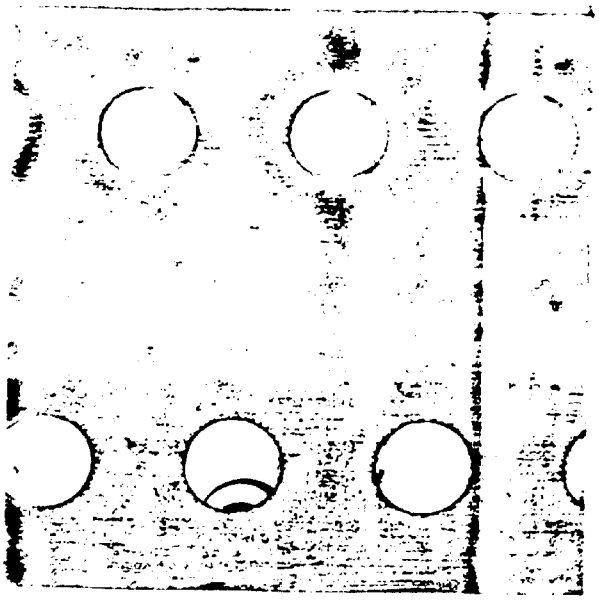
BOOK 8819 PAGE 310

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 89500.00
CON TX 331.15
PRFEE 1.00
WDEED 12.00
TOTAL 344.15
CHECK 344.15

12/21/92 01 09:23 0001 3759



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.5.5 2 1.

IDENTIFICATION REFERENCE

DEC 21 9 25 AM '92

DAVIDSON COUNTY, TN

No. 602924