File Box 56

WARRANTY DEED

BOOK 8856 PAGE 450

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2323 Crestmoor Rd.,
Nashville, TN 37215

THIS INDENTURE, made and entered as of the 29th day of January, 1993 by and between

Fleet Finance Inc.

hereinafter referred to as Grantor, and

Henry Birdsong and Mabel Birdsong, Husband and Wife . 9076 02/03 0101 03CHECK 317.95

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 259 on the Plan of Caldwell Country Estates, Section V, of record in Book 3300, page 16, Register's Office for said County, as follows:

Said Lot No. 259 fronts 84.1 feet on the northerly side of Suter Drive and runs back 227.5 feet on the westerly line and 260.6 feet on the easterly line which is a broken line to a dead line measuring 99.46 feet thereon.

Being the same property conveyed to Fleet Finance, Inc. by quitclaim deed from Kenneth C. Anglin and spouse, Patricia L. Anglin dated July 31, 1992 of record in Book 8695, page 94, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

This conveyance is subject to the Plan of record in Book 3300, page 16, said Register's Office. LMI 1

and that the title and quiet possession thereto Grantor will warrant and forever defend 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Fleet Finance Inc.

A.W. Sumner /Vice President

Wyvonne Chapman/Assistant Secretary

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CORPORATE

STATE OF Georgia)
COUNTY OF Dekalb)

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared J.W. Sumner with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be Vice President of the Fleet Finance Inc., the within named bargainor, a corporation, and the he/she as such Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as Vice President.

Witness my hand, at office, in _____, this 29 day of January, 1993.

Notary Public

Commission Expiration: 2/2/96

BRENDA D FOWLER NOTARY PUBLIC GEORGIA EXPIRES FEB. 2, 1996 FORSYTH COUNTY

STATE OF Tennessee
COUNTY OF Davidson

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$83,500.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant
J.W. Sumner/Vice President

Subscribed and sworn to before me this 29th day of January, 1993.

Notary Public

Commission Expiration: 2/2/96

BRENDA D. FOWLER NOTARY PUBLIC GEORGIA EXPIRES

FEB 3 9 13 PM '93
DAVIDSON COUNTY, TN

IDENTIFI REFERENCE

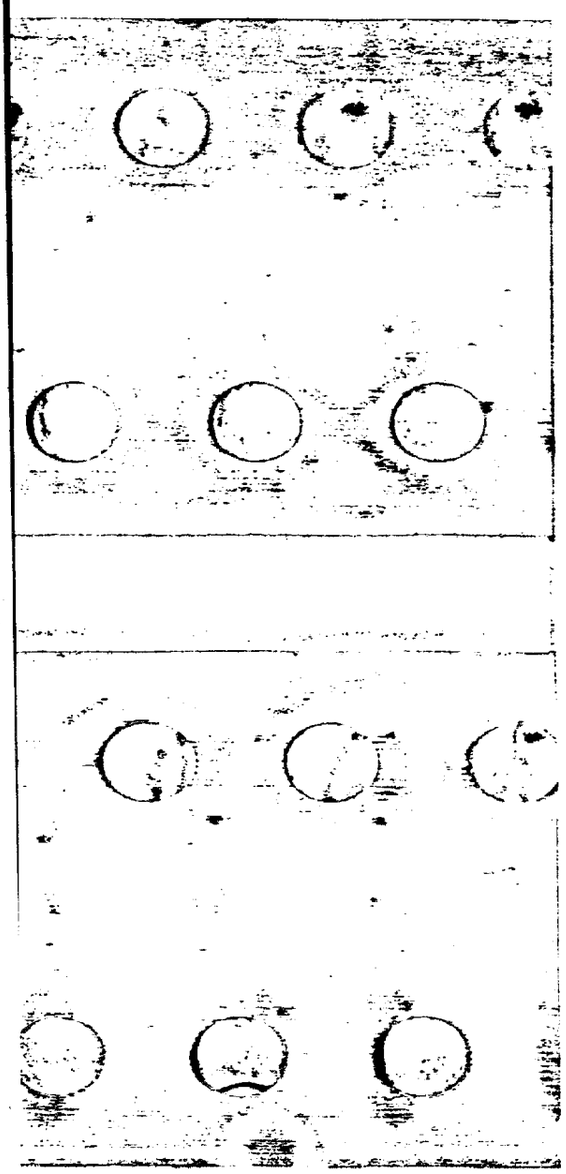
8894

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
Anderson & Jordan Escrow Company, Inc. 2323 Crestmoor Rd., Nashville, TN 37215	Henry Birdsong and Mabel Birdsong 5009 Suter Drive Nashville, TN 37211	5009 Suter Drive Nashville, TN 37211 MAP PARCEL NUMBER 147-06-0

WD-NEW.DOC
File No. 92-369

Anderson & Jordan
Title Co. T.C. No.



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	83500.00
CON TX	308.95
PRFEE	1.00
WDEED	8.00
TOTAL	317.95
CHECK	317.95

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 9076

88949

IDENTIFICATION REFERENCE

FEB 3 3 13 PM '93

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 617600