BOOK 8883 PAGE 230

THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***49,436.41.

Robert T. Sehl
Affiant

Subscribed and sworn to before me this 6th day of March, 1993.

Notary Public

My Commission Expires:

98590

IDENTIFICATION REFERENCE

MAR 9 3 25 AM '93

DAVIDSON COUNTY, TN

Address New Owner:	Send Tax Bills to:	Map & Parcel Nos.
ROBERT T. SEHL 1507 Gulf Street Nashville, Tennessee 37216	FIRST INTERSTATE MORTGAGE COMPANY 245 S. Los Robles Avenue Pasadena, CA 91109	MAP 72-4 PARCEL 172 15DZ 32695

0037 03/09 0101 03CHECK 191.78

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FORTY NINE THOUSAND FOUR HUNDRED THIRTY SIX AND 41/100 ($***49,436.41) DOLLARS,

(a) of which FORTY FOUR THOUSAND FOUR HUNDRED THIRTY SIX AND 41/100 ($***44,436.41) DOLLARS, Grantee has this day assumed and agreed to pay the unpaid balance of that one certain Deed of Trust Note in the original principal amount of $46,606.00, payable to Capitol Mortgage Corporation and secured by Deed of Trust of record in Book 6808, page 21, Register's Office for Davidson County, Tennessee, the assumption of which note is hereby specifically agreed to as evidenced by the signature of Grantee affixed to this instrument.

(b) for the balance of FUVE THOUSAND AND 00/100 ($***5,000.00) DOLLARS, the Grantee herein has this day executed a Deed of Trust Note payable to Grantor with an interest rate of Ten (***10.000%) percent payable in monthly installments of $***100.00 for a term of 55 months.

We, **SAMMY L. RICHARDS, JR. and wife, TERRY A. RICHARDS,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **ROBERT T. SEHL, unmarried,** hereinafter called tne Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING the southerly 30.0 feet of the westerly part of Lot No. 9 and the northerly 40.0 feet of the westerly part of Lot No. 10, Block "A" on the Plan of Inglewood Terrace as of record in Book 1130, page 1, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Sammy L. Richards, Jr. and wife, Terry A. Richards, by deed from Wade S. Christian and wife, Cheryl A. Christian, of record in Book 6808, page 18, Register's Office for Davidson County, Tennessee.

This is improved property known as 1507 Golf Street, Nashville, Tennessee 37216.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever.

GRANTORS COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been assumed by Grantee.

2. Matters shown on the Plan of Inglewood Terrace, Block "A", of record in Book 1130, page 1, Register's Office for Davidson County, Tennessee.

3. That certain Deed of Trust in favor of Capitol Mortgage Corporation of record in Book 6808, page 21, Register's Office for Davidson County, Tennessee.

GRANTORS FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 5th day of March, 1993.

Sammy L. Richards Jr.
SAMMY L. RICHARDS, JR.

Terry A. Richards
TERRY A. RICHARDS

Robert T. Sehl
ROBERT T. SEHL - Grantee

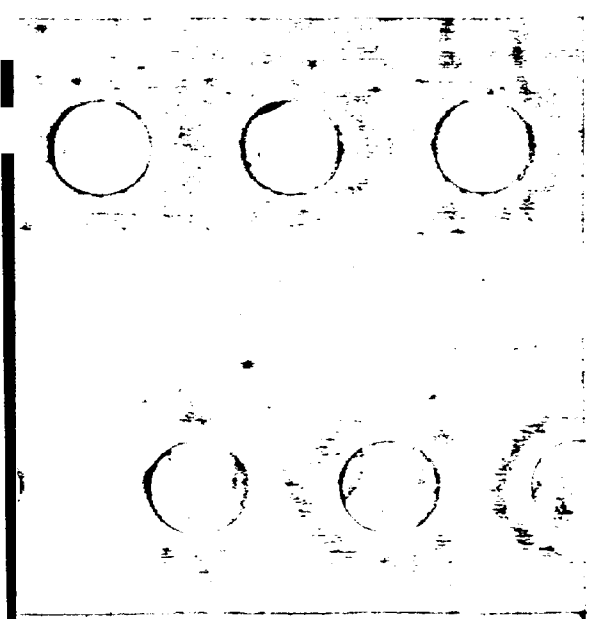
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SAMMY L. RICHARDS, JR., TERRY A. RICHARDS and ROBERT T. SEHL the bargainors, 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 this 5th day of March, 1993.

Patricia A. White
Notary Public

My Commission Expires:
12-23-94



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

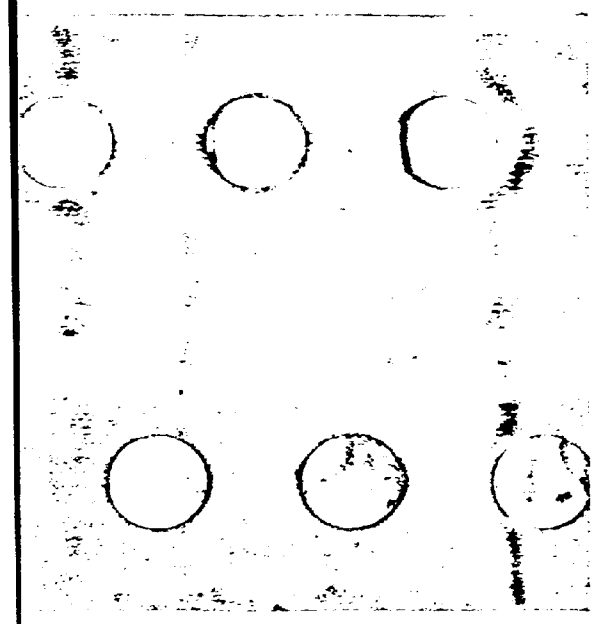
RECEIVED OF _____

FOR _____

BOOK 8883 PAGE 202

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



AMT	49436.41
CON TX	182.78
PRFEE	1.00
MTEED	8.00
TOTAL	191.78
CHECK	191.78

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98590

FOR REFERENCE

MAR 9 8 25 AM '93

DAVIDSON COUNTY, TN

No. 620080