File 11504 File Box 38 (First Title)

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 8890 PAGE 348

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
ANGELO E. NAVATTA (NAME)	CTX MORTGAGE COMPANY (NAME)	Map 160-16
1117 Seven Springs Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 19000 (STREET ADDRESS)	Parcel 66
Brentwood, Tennessee 37027 (CITY) (STATE) (P O ZIP)	Dallas, Texas 75219 (CITY) (STATE) (ZIP)	F.B. 6DU81926

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 OF WHICH IS HEREBY ACKNOWLEDGED, FRED CRAVEN DOUGLAS, JR. AND WIFE, ELIZABETH PHILIPS DOUGLAS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANGELO E. NAVATTA AND WIFE, PAMELA J. NAVATTA

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS 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. 239 on the Plan of (Revised) Phase 6 Hearthstone, as of record in Plat Book 6900, page 254 & 255, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Fred Craven Douglas, Jr., and wife, Elizabeth Philips Douglas by deed from Radnor Homes, Inc. of record in Book 7742, page 750, said Register's Office.

This conveyance is made subject to: (1) 1993 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 5409, page 485; (3) Covenants, Conditions, and Restrictions of record in Book 6917, page 5[illegible], and in Book 7053, page 982; (4) Charter of record in Book 6995, page 646; and (5) All matters appearing on the Plan of record in Plat Book 6900, pages 254 and 255, said Register's Office.

01220

IDENTIFICATION REFERENCE

MAR 18 9 42 AM '93

DAVIDSON COUNTY, TN

unimproved ( )
This is unproved XX property, known as 1117 Seven Springs Court, Brentwood, Tennessee 37027

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands if a corporation, has caused its name to be signed hereto by its duly authorized officer on this 15th day of March 1993

FRED CRAVEN DOUGLAS, JR.
By: Ann Hutton, Attorney-In-Fact by
Power of Attorney recorded simultaneously herewith

ELIZABETH PHILIPS DOUGLAS
By: Ann Hutton, Attorney-In-Fact by
Power of Attorney recorded simultaneously herewith

STATE OF TENNESSEE

COUNTY OF

BOOK 8590 PAGE 349

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand at office, this day of , 19

My commission expires Notary Public

STATE OF

COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes contained, and who further acknowledged that is the of the maker or a constituent of the maker and is authorized by the maker or by its constituent, a constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this day of , 19

My commission expires Notary Public

STATE OF TENNESSEE COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ann Hutton , with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said Fred Craven Douglas, Jr. and Elizabeth Philips and is authorized by the said Fred Craven Douglas, Jr. and Elizabeth Phillips Douglas to execute this instrument on their behalf.

Witness my hand, at Office, this 15th day of March, 1993.

Notary Public

My Commission Expires:

11/20/96

NOTARY PUBLIC AT LARGE

RECORDERS MEMO

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

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 167,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March, 1993

MY COMMISSION EXPIRES: 11/20/96 (AFFIX SEAL)

Notary Public

NOTARY PUBLIC AT LARGE

WARRANTY DEED

FROM

FRED CRAVEN DOUGLAS, JR. AND WIFE, ELIZABETH PHILIPS DOUGLAS

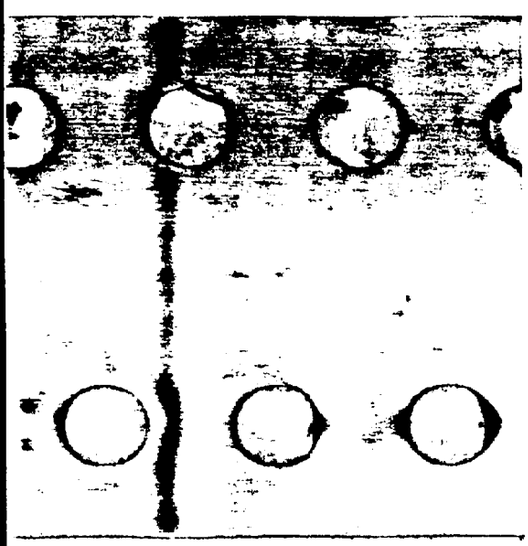
TO

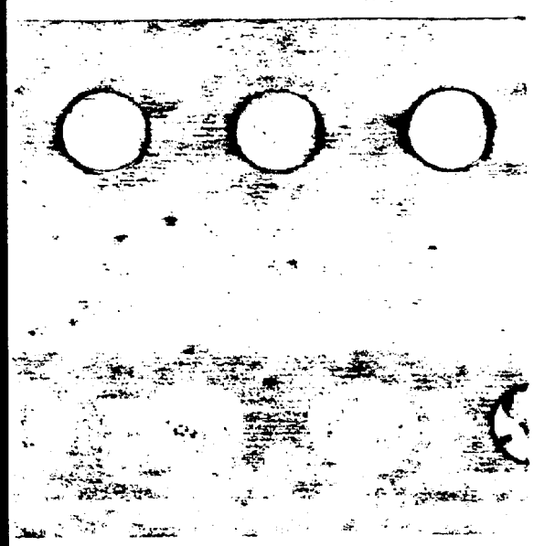
ANGELO E. NAVATTA AND WIFE, PAMELA J. NAVATTA

3512 03/18 0101 03CHECK 628.75

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
Suite 110 The Paddock
329 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8890 PAGE 350

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
				167500.00
				CON TX 619.75
				PRFEE 1.00
				WDEED 8.00
				TOTAL 628.75
				CHECK 628.75
03/18/93	01			09:41 0001 3512

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01220

IDENTIFI REFERENCE

MAR 18 9 42 AM '93

DAVIDSON COUNTY, TN

No. 631021