PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) (Title No: 33038)
Dav. Co. File: Box 8

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 96000.00

Affiant

Sworn and subscribed before me this 8th day of April, 1993.

Notary Public

My Comm. Expires: 7/27/96

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Dennis Mueller 1229 Davidson Road Nashville, TN 37205	Churchill Mortgage Corporation 761 Old Hickory Blvd. #203 Brentwood, TN 37027	102-14-18

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Fred L. James, Jr., and spouse, Carolyn C. James,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Dennis Mueller, a single person,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 1 on the plan of Resubdivision of Lots 66, 67, 68 & 69 Crest Meade Section 2, of record in Book 4955, page 81, Register's Office for said County.

Said Lot No. 1 fronts 92.50 on the westerly margin of Davidson Road and extends back 244.82 feet on the northerly line and 247.00 feet on the southerly line to a broken line in the rear, measuring 115.22 feet thereon.

Being the same premises conveyed to Fred L. James, Jr. by deed from Lee R. Minton, an unmarried person of record in Book 6121, page 916, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This instrument is executed on behalf of Carolyn C. James by Fred L. James, Jr. as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

RECEIVED FOR RECORD AND RECORDED IN OFFICIAL RECORDS OF DAVIDSON COUNTY, TN
APR 16 11 50 AM '93
IDENTIFICATION REFERENCE
1:0 3.9.1:

This is improved property, known as: 1229 Davidson Road, Nashville, TN 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 8th day of April, 1993.

Fred L. James, Jr.

Carolyn C. James, By: Fred L. James, Jr., Atty-In-Fact 6329 04/16 0101 03CHECK 364.20

State of Tennessee
County of Davidson

On this 8th day of April, 1993, before me the undersigned authority, personally appeared **Fred L. James, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 7/27/96

Notary Public

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 **Fred L. James, Jr.**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Carolyn C. James**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 8th day of April, 1993.

Notary Public

PERCY WILKINS JR NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/27/96

EXHIBIT "A"
To
WARRANTY DEED

FROM: Fred L. James, Jr. and Carolyn C. James

TO: Dennis Mueller

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

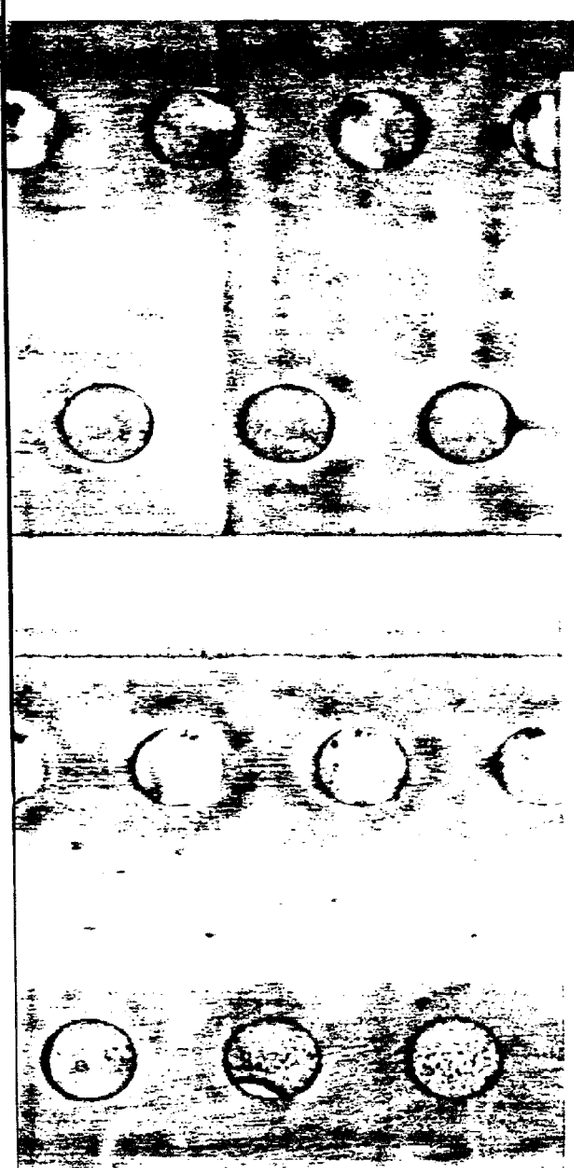
Fred L. James, Jr., Affiant

Sworn to and subscribed before me this
8th day of April, 1993.

Notary Public

PERCY WILKINS JR NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/27/96



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8918 PAGE 501

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 96000.00
CON TX 355.20
PRFEE 1.00
WDEED 8.00
TOTAL 364.20
CHECK 364.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/16/93 01 11:50 0001 6329

1039 1:

IDENTIFICATION REFERENCE

APR 16 11 50 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 641080