SPECIAL WARRANTY DEED

Address New Owner:	Send Tax Bills to:	Map and Parcel Nos.
Porter Maples, Jr. and wife, Phyllis Maples 1736 21st Avenue North Nashville, TN 37208	Same as New Owner	81-11-103

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, Ford Consumer Finance Company, Inc. ("Grantor"), has bargained and sold, and hereby transfers and conveys to Porter Maples, Jr. and WIFE Phyllis R. MAPLES ("Grantees"), their successors, heirs and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the property with all appurtenances, estate, title and interest thereto belonging to Grantees, their successors, heirs, and assigns forever.

This is improved property known as 1736 21st Ave. N., Nashville, TN 37208.

This conveyance of the Property and all covenants and warranties contained herein, are made expressly subject to the following:

1993 County Property Taxes

7098 04/20 0101 03CHECK 131.40

Grantor covenants with Grantees that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend title to the Property to Grantees, their successors, heirs, and assigns against the lawful claims of all persons claiming by, through, or under Grantor.

Executed this the 7 day of April, 1993.

FORD CONSUMER FINANCE COMPANY, INC.

By: _____
TITLE Asst. Vice President

By: _____
TITLE Asst. Secretary

11076

TITLE REFERENCE

APR 20 3 17 AM '93

DAVIDSON COUNTY, TN

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $[illegible]

Subscribed to and sworn to before me this 16th day of April, 1993.

Affiant

Notary Public

My Commission Expires: 7/23/94

STATE OF TEXAS

COUNTY OF DALLAS

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Steven H. Lewis and Shirley Martinez with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the Asst. Vice President and Asst. Secretary respectively of the Ford Consumer Finance Company, Inc. the within named bargainor, a corporation, and that Steven H. Lewis as such Asst. Vice President and Shirley Martinez as such Asst. Secretary being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Steven H. Lewis as such Asst. Vice President and attesting the same by the said Shirley Martinez as such Asst. Secretary.

Witness my hand and official seal at office at Irving, Texas, on this the 7 day of April, 1993.

Notary Public Demesha C. Garner

My Commission Expires:

Demesha C Garner
Notary Public, State of Texas
My Comm Expires 05/02/95

THIS INSTRUMENT PREPARED BY:

GREATER NASHVILLE TITLE & CLOSING COMPANY
223 MADISON STREET, S. 106
MADISON, TN 37115

EXHIBIT "A"

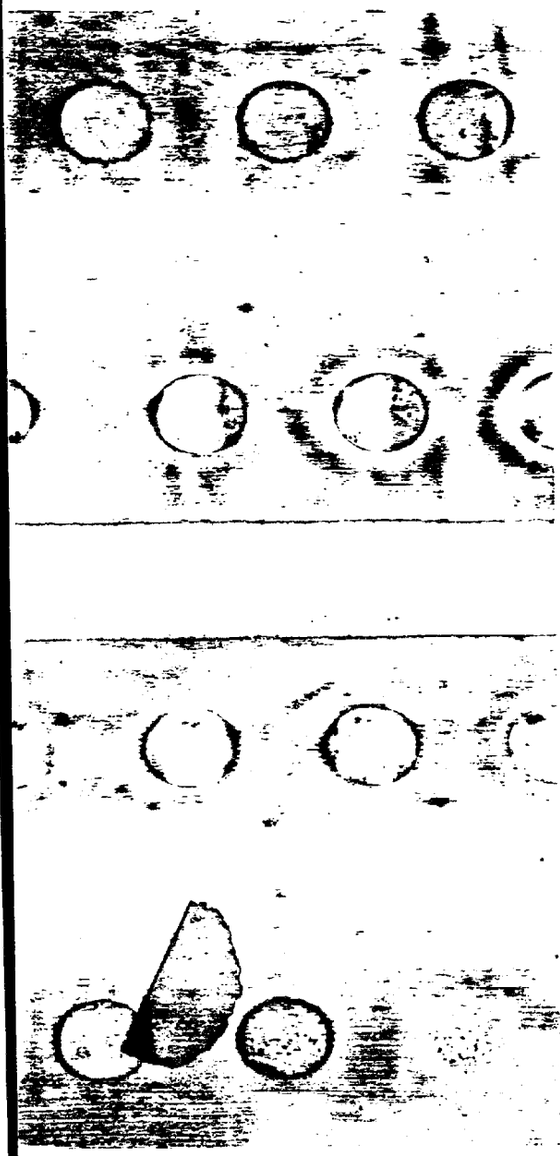
Land situated in Davidson County, Tennessee to wit:

Being parts of Lots Nos. 262 and 263 on the Map of the Subdivision of Lot No. 5 of the Bosley Lands, of record in Book 38, Page 431, Register's Office for said County, and described according to a copy of a survey made by Lewis D. Justice, Surveyor, September 5, 1944, as follows:

> Beginning at a point on the east margin of 21st Avenue North 16.3 feet south of the common corner of Lots Nos. 262 and 263; thence easterly 119.5 feet to a point; thence northerly 37.5 feet to a point; thence westerly 119 feet to a point in the easterly margin of 21st Avenue North at a point 25.7 feet south of the common corner of Lots 263 and 264; thence southerly along the easterly margin of 21st Avenue North 40.6 feet to the point of beginning.

Being the same property conveyed to Ford Consumer Finance Company, Inc. by Substitute Trustee's Deed from Robert P. Ziegler, Substitute Trustee, of record in Book 8866, Page 523, Register's Office for Davidson County, Tennessee.

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



RECEIVED OF _____

FOR _____

BOOK 8920 PAGE 477

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 32000.00
CON TX 118.40
PRFEE 1.00
WDEED 12.00
TOTAL 131.40
CHECK 131.40

04/20/93 01 09:17 0001 7098

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1 1 0.7.6

IDENTIFI REFERENCE

APR 20 9 17 AM '93

DAVIDSON COUNTY, TN

No. 641838