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FORM NO. WD-1

THIS INSTRUMENT PREPARED BY:

ROBERT W. RUTHERFORD
Attorney at Law
214 Second Avenue North
Nashville, TN 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF May, 1993

Notary Public

MY COMMISSION EXPIRES: 2-21-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NUMBERS
Mary L. Nichols, et al (NAME)	Same (NAME)	60 6046
138 Hardaway Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	33-8-74
Goodlettsville, TN 37072 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

Mail

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, I, Cathlean Sanders, an unmarried person,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARY L. NICHOLS and McBRIDE COOPER

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 313 on the Plan of Gatewood, Section 2, as of record in Book 3700, page 144, Register's Office for Davidson County, Tennessee.

Said Lot fronts 75 feet on the easterly side of Hardaway Drive and extends back between parallel lines 220 feet to a dead line.

Being the same property conveyed to Cathlean Sanders by deed from R. E. Wilson and wife, Edna Wilson, of record in Book 7394, page 996, Register's Office for Davidson County, Tennessee.

28555

IDENTIFICATION REFERENCE OF

JUN 9 2 22 PM '93

REGISTER'S OFFICE DAVIDSON COUNTY, TN

5613 06/09/93 08:01:11

249.50

unimproved ( )
This is improved X) property, known as 138 Hardaway Drive, Goodlettsville, TN 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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

Witness my hand this 14th day of May, 1993

Cathlean Sanders

STATE OF TENNESSEE
Davidson County

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

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14 day of May, 19 96

Commission Expires 9-21-96

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

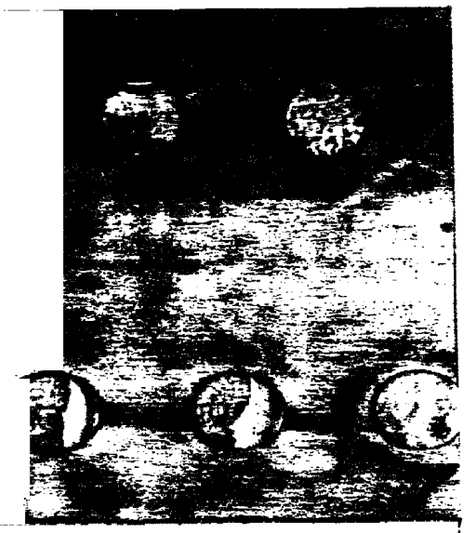
Commission Expires _____

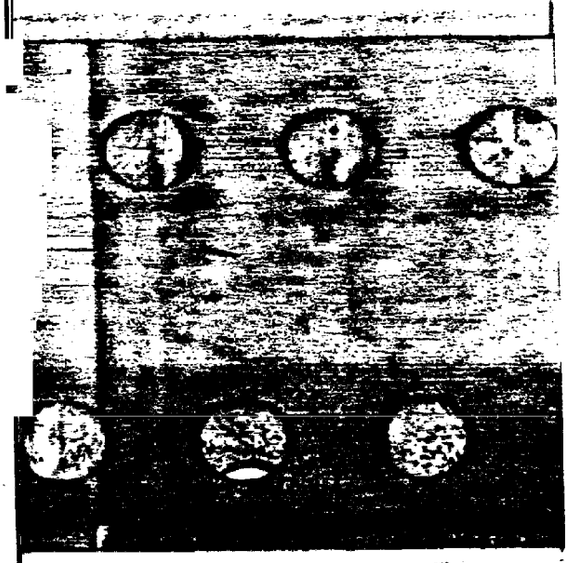
WARRANTY DEED

FROM
CATHLEAN SANDERS

TO
MARY L. NICHOLS and
McBRIDE COOPER

ATTORNEYS TITLE™ A Minnesota Title Company
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101





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	65000.00
CON TX	240.50
PRFEE	1.00
WDEED	8.00
TOTAL	249.50
CHECK	249.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 06/09/93 61 [illegible] 5612

28555

IDENTIFICATION REFERENCE

JUN 9 2 22 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 660919