ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Charles H. Patton	BancPlus Mortgage Corporation	MAP and PARCEL
5189 Hilson Drive	Attn: Tax Dept.	161-07-0-131.00
Nashville, TN 37211	9601 McAllister Frwy. 8th Flr.	
	San Antonio, TX 78216	

This instrument prepared by: Cindy S. Smith, Attorney, Royal Elm Office Park
2605 Elm Hill Pike, Suite C, Nashville, Tennessee 37214 (Davidson County - Box 27B)

WARRANTY DEED

BOOK 9001 PAGE 588

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Jose Luis Medina and Luz Maria Medina, Husband and Wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Charles H. Patton, a single person** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 53 on the plan of McMurray Woods Addition-Section One, of record in Book 4675, Pages 6 and 7, Register's Office for said County.

Said Lot No. 53 fronts 70.0 feet on the southerly margin of Hilson Drive and extends back 149.84 feet on the westerly line and 166.24 feet on the easterly line to dead line in the rear, measuring 102.4 feet thereon.
Being the same property conveyed to Jose Luis Medina and wife, Luz Maria Medina, by deed from J. Mark Loveless and wife, Deborah Z. Loveless, of record in Book 8362, Page 92, Register's Office for Davidson County, Tennessee.

This is property with a common address of 5189 Hilson Drive, Nashville, TN 37211.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being transferred in escrow and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 4675, Pages 6 and 7, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 4727, Page 673, said Register's office; 4) Deed of Trust executed by J. Mark Loveless, unmarried, to Stephen R. Josleyn, Trustee of record in Book 7643, Page 224, dated August 31, 1988, and secured to City Federal Savings Bank in the principal amount of $80,912.00.

It is understood and agreed between the parties that part of the consideration for this conveyance is the assumption by the Grantee(s) of an indebtedness secured by deed of trust of record in Book 7643, page 224, said Register's office.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $88,462.70

Affiant

Subscribed and sworn before me this 30th day of June, 1993.

Notary Public

My Commission Expires: 7-23-94

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever. BOOK 9001 PAGE 589

And Grantors do covenant with the said Grantees that Grantors 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 set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **30th** day of **June, 1993**.

Jose Luis Medina

Luz Maria Medina

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Jose Luis Medina and Luz Maria Medina, Husband and Wife** , with whom I am personally acquainted, or who 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 at **Nashville,**, Tennessee, this **30th** day of **June, 1993**.

Notary Public
My Commission Expires: 7-23-94

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named , with whom I am personally acquainted, and who acknowledged that (s)he executed the within instrument for the purposes therein contained, and who further acknowledged that (s)he is the Attorney-In-Fact of , and is authorized by to execute this instrument on his/her behalf.

Witness my hand and official seal at **Nashville,**, Tennessee, this **30th** day of **June, 1993.**

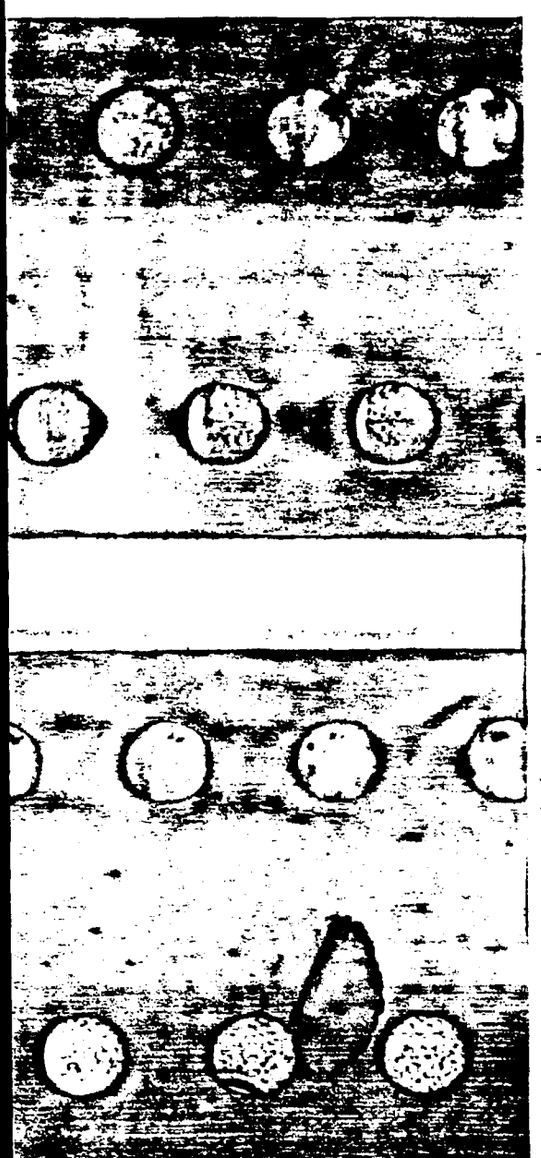
Notary Public
My Commission Expires:

36834
IDENTIF. ↑ REFERENCE

File No. 9306-254

93 JUL -1 PM 3:49
RICHARD H. WILSCH III REGISTER
DAVIDSON COUNTY, TN.

9344 07/01 0101 03CHECK 336.45



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9001 PAGE 590

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 88462.70
				CON TX 327.45
				PRFEE 1.00
				WDEED 8.00
				TOTAL 336.45
				CHECK 336.45
			07/01/93 01	15:50 0001 9344

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

36834
IDENTIF. & REFERENCE

93 JUL -1 PM 3:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 669820