This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 9073 PAGE 984

ADDRESS NEW OWNER:
Stephen T. Kiern
1749 Mallory Lane, Suite 260
Brentwood, TN 37027

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
AmSouth Mortgage Company, Inc.
P. O. Box 847
Birmingham, AL 35201-0847

MAP AND PARCEL:
MAP 083-120
PARCEL 156

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, James M. Webb and wife, Tracey S. Webb hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Stephen T. Kiern, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Reserved Parcel 2, on the Plan of Eastland Acres, Section IV, of record in Plat Book 2331, Page 94, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to James M. Webb and wife, Tracey Webb, by deed from James M. Webb, Inc., a Tennessee Corporation of record in Book 8363, Page 391, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by AmSouth Mortgage Company, Inc. of record in Book 5081, Page 834, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee(s).

Tracey Webb and Tracey S. Webb is one and the same person.

This Property is conveyed "AS IS, WHERE IS"

This is improved property known as 2505 Eastland Avenue, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Stephen T. Kiern, his heirs and assigns, forever; and we, James M. Webb and wife, Tracey S. Webb do covenant with the said Grantee 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 Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 31st day of August, 1993.

James M. Webb

Tracey S. Webb

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named James M. Webb and wife, Tracey S. Webb the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 31st day of August, 1993.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF Tennessee)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 53,100.00.

AFFIANT

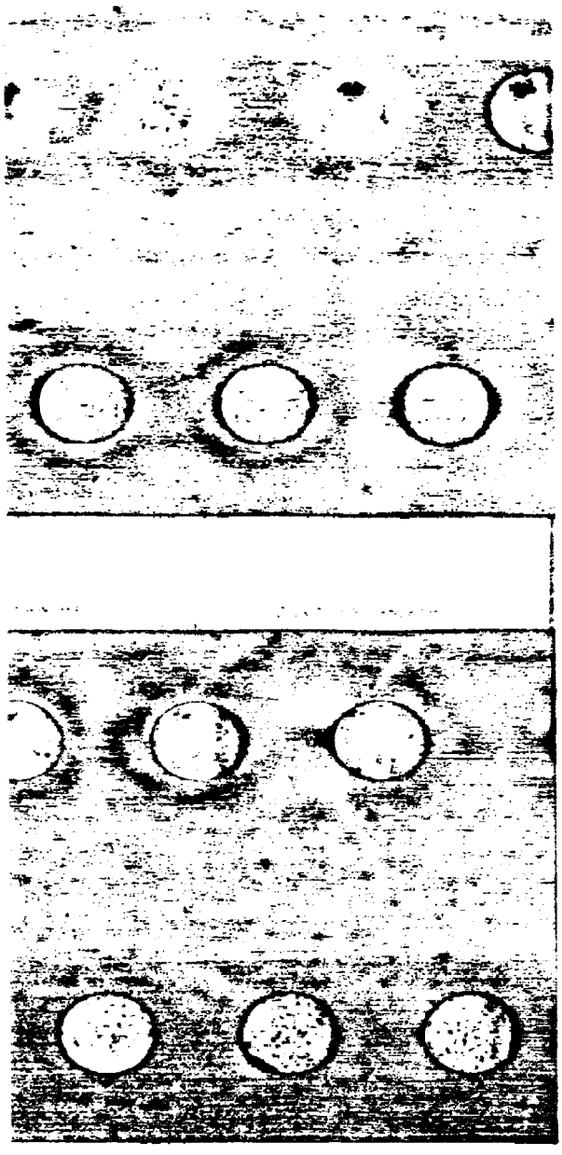
Subscribed and sworn to before me this ~~31st~~ 2nd day of ~~August~~ September, 1993.

NOTARY PUBLIC
My Commission Expires: 3/22/97

IDENTIF. ↑ REFERENCE
60743

93 SEP -8 PM 1:39
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

3025 09/08 0101 03CHECK 205.47



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9073 PAGE 986

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	53100.00
			CON TX	196.47
			PRFEE	1.00
			WDEED	8.00
			TOTAL	205.47
			CHECK	205.47
09/08/93	01		13:38 0001	3025

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60743
IDENTIF. # REFERENCE

93 SEP -8 PM 1:39

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 695477