[ADDRESS NEW OWNER:]	SEND TAX BILL TO:	MAP-PARCEL NOS.
[Waymon R. Tipton	Southeastern Mortgage of Tennessee, Inc.	MAP and PARCEL
[Jencie A. Tipton	Attn: Tax Dept.	
[1015 Foxwood Road	565 Marriott Drive #250	144-03-0-002.00
[Nashville, TN 37215	Nashville, TN 37214	

[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

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, **Elaine Ellis Allen, a widow** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Waymon R. Tipton and Jencie A. Tipton, husband and wife** (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:

Lot No. 11 on the Plan of Chickering Hills, Section 1, as of record in Book 2331, Page 8, Register's Office for said county, described as follows:

BEGINNING on the southwesterly margin of Beekman Drive at the Northeast corner of Lot No. 12 on said plan; thence with the southwesterly margin of said Drive in northeasterly direction 135 feet to the beginning of a curve; thence around said curve, having a radius of 25 feet, 37.67 feet to the westerly margin of Foxwood Road; thence with same in a southeasterly direction 196.47 feet to the northeast corner of Lot No. 26 on said Plan; thence with the northerly line of Lots Nos. 25 and 26 on said Plan, westwardly 264.3 feet to the northeast corner of Lot No. 24 on said Plan; thence with the line between said Lots Nos. 11 and 24, northwestwardly 50 feet to the southeast corner of said Lot No. 12; thence with the line between said Lots Nos. 11 and 12, northeastwardly 309.5 feet to the beginning.

BEING the same property conveyed to S.V. Allen and wife, Elaine Ellis Allen by deed appearing of record in Book 8333, Page 810, Register's Office, Davidson County, Tennessee. See also deed of record in Book 2545, Page 260, said Register's Office. The said S.V. Allen predeceased his wife leaving Elaine Ellis Allen as the surviving tenant by the entirety.

This is property with a common address of 1015 Foxwood Road, Nashville, TN 37215.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being paid by the grantors; 2) The Plan of Record in Book 2331, Page 8, said Register's office and all matters therein.

[STATE OF TENNESSEE
[COUNTY OF DAVIDSON
[The actual consideration or value, whichever is greater for this
[transfer is $259,000.00

Waymon R. Tipton
Affiant

[Subscribed and sworn before me this 15th day of November, 1993.

[My Commission Expires: 9/23/94

Notary Public

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 9153 PAGE 780

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 **15th** day of **November, 1993.**

X Elaine Ellis Allen

Elaine Ellis Allen

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 **Elaine Ellis Allen, a widow** , 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 **15th** day of **November, 1993.**

Notary Public
My Commission Expires: 1/23/96

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 **15th** day of **November, 1993.**

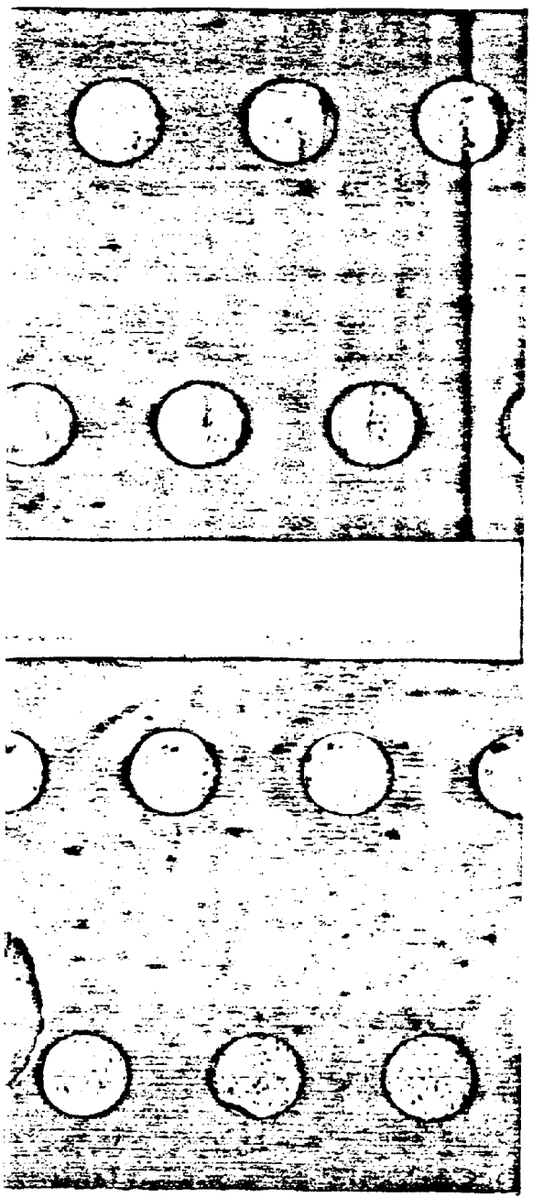
Notary Public
My Commission Expires:

8641 3
IDENTIFICATION REFERENCE

File No. 93-1-489

93 NOV 16 PM 2:32
FELIX A. ROBERTSON REGISTER
DAVIDSON COUNTY, TN.

9127 11/16 0101 03CHECK 967.30



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

RECEIVED OF _____

FOR _____

BOOK 9153 PAGE 751

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	259000.00
			CON TX	958.30
			PRFEE	1.00
			MDEED	8.00
			TOTAL	967.30
			CHECK	967.30
11/16/93	01		14:32 0001	9127

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

86413
IDENTIF. & REFERENCE

93 NOV 16 PM 2:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 722899