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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF December 19 93

Notary Public

MY COMMISSION EXPIRES: 5/29/95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C., 212 E. Main Street, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey Scott Smith (NAME)	Community Mortgage Corporation (NAME)	MAP 62-13
3605 Brush Hill Road (ADDRESS)	6389 Quail Hollow (ADDRESS)	PARCEL 8
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	Memphis, Tennessee 38120 (CITY) (STATE) (ZIP)	

FOR AND 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, WE, Grace O'Connor Sinz, formerly Grace O'Connor and husband Oliver E. Sinz

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey Scott Smith, an unmarried person

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 parts of Lots Nos. 28 and 31 on the plan of Riverwood Subdivision, as of record in Plan Book 547, page 62, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at an iron pin in the westerly margin of Brush Hill Road; thence with a hedge S 78 degrees 30' W 177 feet to a stake; thence S 24 degrees 15' E 100 feet to an iron pin; thence N 78 degrees 30' E 2 feet to an iron pin; thence S 45 degrees E 90 feet; thence eastwardly 120 feet to the westerly margin of Brush Hill Road; thence with said road N 6 degrees 30' W 100 feet to an iron pin, continuing with said road N 24 degrees 15' W 100 feet to the beginning.

Being the same property conveyed to Grace O'Connor (now known as Grace O'Connor Sinz) by will of Edward E. O'Connor, Jr., of record in Book 8956, page 876, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Any and all easements, setback lines, and right-of-ways of public record that are applicable to the above described property.

Taxes for the year 1994 and subsequent years, a lien, but not yet due and payable.

Oliver E. Sinz joins in this conveyance to convey any and all interest he may have in subject property.

unimproved ( )
This is improved (X) property, known as 3605 Brush Hill Road, Nashville, Tennessee 37216
(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 2nd day of December 19 93

Grace O'Connor Sinz
Grace O'Connor Sinz

Oliver E. Sinz by Grace O'Connor Sinz attorney-in-fact
Oliver E. Sinz

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Grace O'Connor Sinz, formerly Grace O'Connor

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 Franklin, Tennessee, this 2nd day of December 19 93.

Commission expires 5/29/95

Notary Public

AMY R. CROSS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires 5/29/93

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state Grace O'Connor Sinz, with whom I am personally acquainted, and who acknowledged that she is the attorney-in-fact of Oliver E. Sinz, and is authorized by Oliver E. Sinz to execute this instrument on his behalf.

Witness my hand, at Franklin, Tennessee, this 2nd day of December 1993.

Notary Public

My Commission Expires: 5/29/95

AMY R. CROSS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

93868

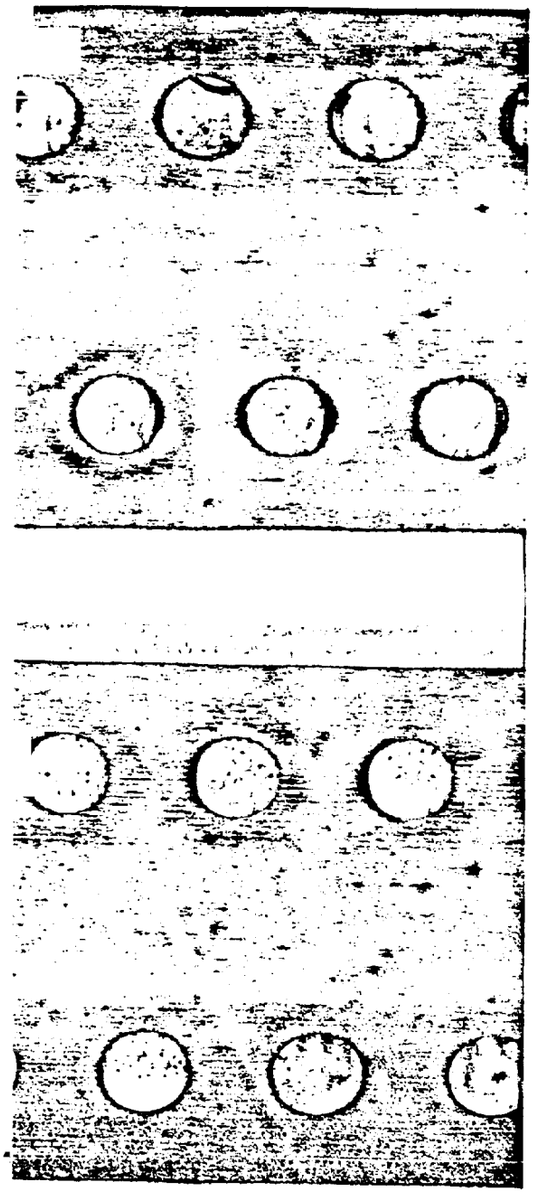
IDENTIFICATION REFERENCE

93 DEC -7 AM 9:39

REGISTER
WILLIAMSON COUNTY, TN.

0844 12/07 0101 03CHECK

268.00



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 70000.00
				CON TX 259.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 268.00
				CHECK 268.00
			12/07/93 01	09:39 0001 0844

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

93868
IDENTIF. & REFERENCE

93 DEC -7 AM 9:39
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

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No. 730888