STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,500.00

Dianna L Truong Anderson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF December 19 93

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steven G. Waters, Attorney, 3401 West End Avenue, Suite 670, Nashville, Tennessee 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dianna L. Truong Anderson (NAME)	First Republic Mortgage (NAME)	72-7-173
1243 McGavock Pike (ADDRESS)	6012 Wilmington Pike (ADDRESS)	15DZ-07640
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Dayton, Ohio 45459 (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, Gordon E. Wallace, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dianna L. Truong Anderson and husband, Donald Wayne Anderson and Maxie Joann Johnson

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. 53 on the Map of Kenmore Place, as of record in Book 332, pages 32 and 33, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Gordon E. Wallace, unmarried by deed from Benjamin F. Meeker, Sr. and wife, Bessie Meeker of record in Book 4326, page 966, Register's Office, Davidson County, Tennessee.

Christine Burton and Virginia Tanner executed this instrument on behalf of Gordon E. Wallace pursuant to a Power of Attorney which is being placed of record currently herewith.

96862

IDENTIF. A REFERENCE

93 DEC 15 AM 9:39

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

4166 12/15 0101 03CHECK 191.15

unimproved ( )
This is improved (X) property, known as 1243 McGavock Pike, Nashville, TN 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 10th day of December 19 93

Gordon E. Wallace, P.O.A.
Gordon E. Wallace
by: Christine Burton, P.O.A.
Christine Burton, Attorney in Fact

by: Virginia Tanner P.O.A.
Virginia Tanner, Attorney in Fact

BOOK 9186 PAGE 942

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gordon E. Wallace, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville/Goodlettsville, Tennessee, this 10th day of December 19 93.

Commission expires _____

_____
Notary Public

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 _____

_____
Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Christine Burton and Virginia Tanner with whom I am personally acquainted and who acknowledged that they executed the within instrument on behalf of Gordon E. Wallace as his Attorney in Fact as the free act and deed of the within named Gordon E. Wallace.

Witness my hand and official seal at Goodlettsville, Tennessee, this 10th day of December, 1993.

My Commission Expires:

_____

_____
Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 9126 PAGE 943

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 49500.00	
			CON TX 183.15	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 192.15	
			CHECK 192.15	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/15/93 01 0914O 0001 4166

96862
IDENTIF. & REFERENCE

93 DEC 15 AM 9:39
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 734164