THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075
TN SUPREME COURT NO. 2657

OUR FILE NUMBER: R-3454

MAP/GROUP/PARCEL
025-08-0/068.00

NEW OWNER'S NAME AND ADDRESS:
Christopher J. Brown
221 Shevel Drive
Goodlettsville, TN 37072

SEND TAX BILLS TO:
Community Mortgage Corporation
6389 Quail Hollow
Memphis, TN 38120

MAIL ENV.

21647

9785 02/28 0101 CHECK

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, we, Dewey R. Klahn and wife, Ellen R. Klahn, hereinafter called Grantors, do hereby transfer and convey unto Christopher J. Brown, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 106 on the Plan of Ranchwood Estates, Section I, City of Goodlettsville, Tennessee, as of record in Book 2900, page 125, Register's Office for said County.

SAID Lot No. 106 fronts 340 feet on the northerly side of Shevel Drive and extends back between lines, 297.75 feet on the easterly line and 301.4 feet on the westerly line, to a dead line in the rear, which is a broken line, measuring 82.66 feet thereon.

BEING the same property conveyed to grantors herein by deed of record in Book 5979, Page 226, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Dewey R. Klahn

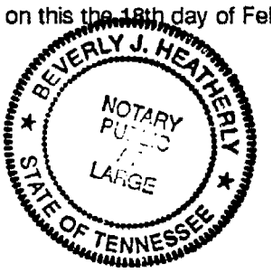
Ellen R. Klahn

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Dewey R. Klahn and Ellen R. Klahn, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 18th day of February, 1994.

Beverly J. Heatherly
NOTARY PUBLIC



MY COMMISSION EXPIRES:
4-12-95

STATE OF TENNESSEE
COUNTY OF SUMNER

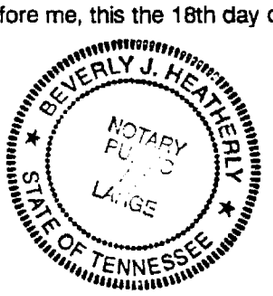
The actual consideration or value whichever is greater for this transfer is $75,000.00.

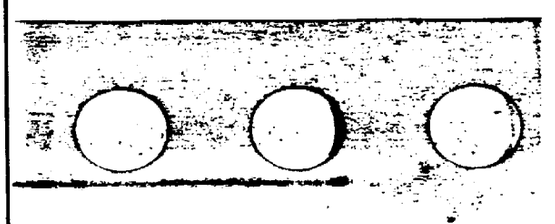
Mary H. McClard
AFFIANT

Sworn to and subscribed before me, this the 18th day of February, 1994.

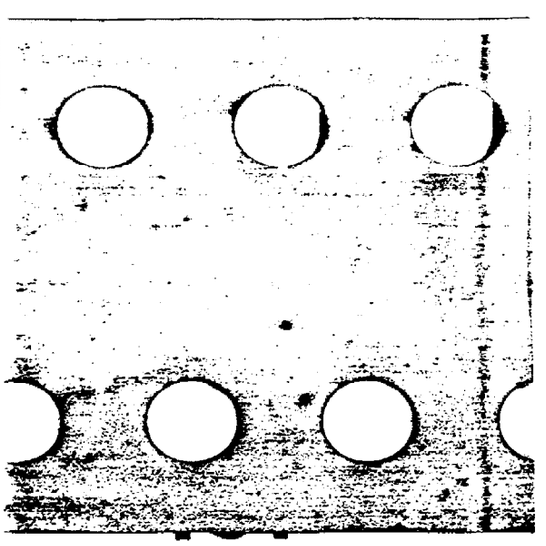
Beverly J. Heatherly
NOTARY PUBLIC

My Commission Expires:
4-12-95









OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9260 PAGE 323

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	75000.00
CON TX	277.50
PRFEE	1.00
MDEED	8.00
TOTAL	286.50
CHECK	286.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/28/94 01 11:10 0001 9785

21647
IDENTIF. & REFERENCE

SI FEB 28 AM 11:09

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

No. 760660