24

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

BOOK 9260 PAGE 508

ADDRESS NEW OWNER:
Michael E. McDonald and Darlene Carver McDonald
1603 Benjamin Street
Nashville, TN 37206

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
AmSouth Mortgage Company, Inc.
15 South 20th Street, P.O. Box 847
Birmingham, Alabama 35233

MAP AND PARCEL:
MAP 83 Gp 2
PARCEL 169
27W 15900

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, AZBY Investments, Inc. hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Michael E. McDonald and wife, Darlene Carver McDonald, as tenants by the entirety , 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:

BEING Lot 53 on the map showing subdivision of lots 8, 9, 10 & part of lot 7 in Block "A", Lots 13, 14 Block "B" and all of Block "C" in subdivision of Weakley Place of record in Book 547, Page 12, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to AZBY Investments, Inc. , by deed from Aubrey Hiam and Hal Wilson of record in Book 8989, Page 496, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This is improved property known as 1603 Benjamin Street, 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 Michael E. McDonald and wife, Darlene Carver McDonald, their heirs and assigns, forever; and we, AZBY Investments, Inc. 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 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 24th day of February, 1994.

AZBY Investments, Inc.

Benlynn K. Boyle, Pres.

Benlynn K. Boyle, President

21712

IDENTIFICATION REFERENCE

94 FEB 28 PM 12:41

REGISTER
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Benlynn K. Boyle as President of AZBY Investments, Inc., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the President of the maker, or a constituent of the maker , and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand and official seal at Nashville, Tennessee, this the 24th day of February, 1994.

NOTARY PUBLIC

My Commission Expires: 7-1-97

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 77,000.00.

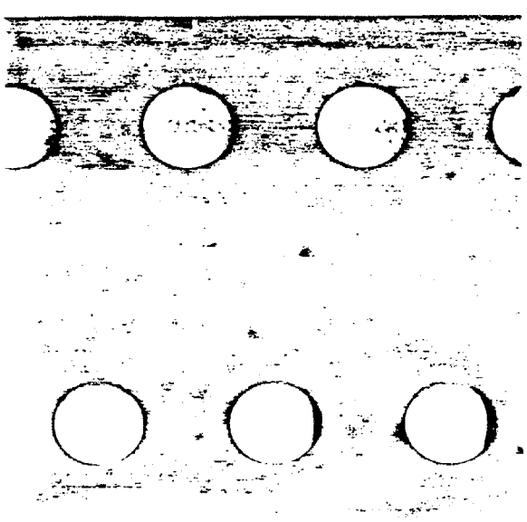
AFFIANT

Subscribed and sworn to before me this 24th day of February, 1994.

NOTARY PUBLIC
My Commission Expires: 7-1-97

9853 02/28 0101 03CHECK 293.90

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



RECEIVED OF _____

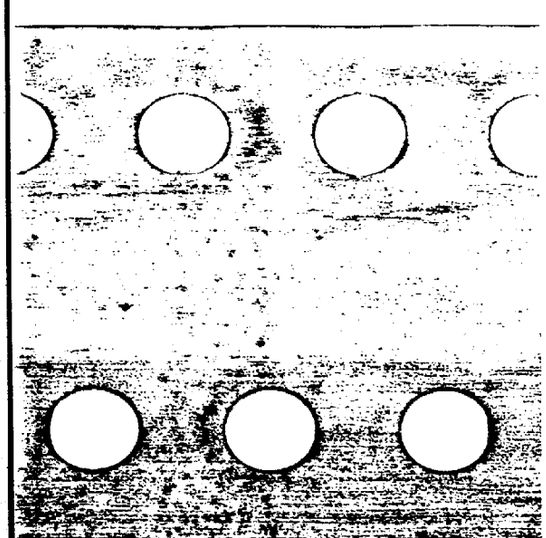
FOR _____

BOOK **9260** PAGE **510**

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 77000.00
				CON TX 284.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 293.90
				CHECK 293.90
			02/28/94 01	12:43 0001 9853

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



21712
IDENTIFICATION REFERENCE

FILED 28 PM 12:44
REGISTER
DAVIDSON COUNTY, TENN.

No.760726