THIS INSTRUMENT PREPARED BY:
JOSEPH B. PITT, JR., ATTORNEY
FIRST AMERICAN CENTER
NASHVILLE, TN 37201

BOOK 9267 PAGE 153

BOX 35 FILE NO. 00272780

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
KEVIN N. RILEY	MORTGAGE SERVICE AMERICA CO.	MAP 146-8
(NAME)	(NAME)	
4920 TROUSDALE DRIVE	1650 TYSONS BOULEVARD	PARCEL 126
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TN 37220	MCLEAN, VA 22102	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------
----------($10.00)---------- *Dollars,*

CASH IN HAND AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY GRANTEES, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

7250 03/03 0101 03CHECK 301.30

JOHN IVEY STARLING II, ~~UNMARRIED~~ and wife, Tina M. Starling

have this day bargained and sold, and do hereby transfer and convey unto the said KEVIN N. RILEY, UNMARRIED,

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 242 on the Plan of Crieve Hall Estates, Section III, of record in Book 2133, page 59, Register's Office for Davidson County, Tennessee.

Said Lot No. 242 fronts 125 feet on the easterly margin of Trousdale Drive and extends back between lines 250 feet on the northerly line and 185 feet on the southerly line to a dead line in the rear measuring 140.9 feet thereon.

Being the same property conveyed to John Ivey Starling, II, unmarried, by deed from Ted Rose and wife, Kathy Rose, of record in Book 8022, page 278, Register's Office for Davidson County, Tennessee.

94 MAR -3 PM 3:03
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

23505

IDENTIFICATION REFERENCE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 79,000.00

Subscribed and sworn to before me this the 28TH *day of* FEBRUARY, *19* 94

My commission expires: 11-10-97 *(Affix Seal)*

Affiant

Notary Public

unimproved ( )
This is improved (X) property, known as 4920 TROUSDALE DRIVE, NASHVILLE, TN 37220
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 28TH *day of* FEBRUARY, *19* 94, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John Ivey Starling II
JOHN IVEY STARLING II

Tina M. Starling
TINA M. STARLING

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me THE UNDERSIGNED AUTHORITY, *a Notary Public in and for said County and State* JOHN IVEY STARLING II and wife, Tina M. Starling

the within named bargainor S, *with whom I am personally acquainted (or 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* 28TH *day of* FEBRUARY, 19 94

Commission expires 11-10-97

LINDA V. JONES
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____
Notary Public

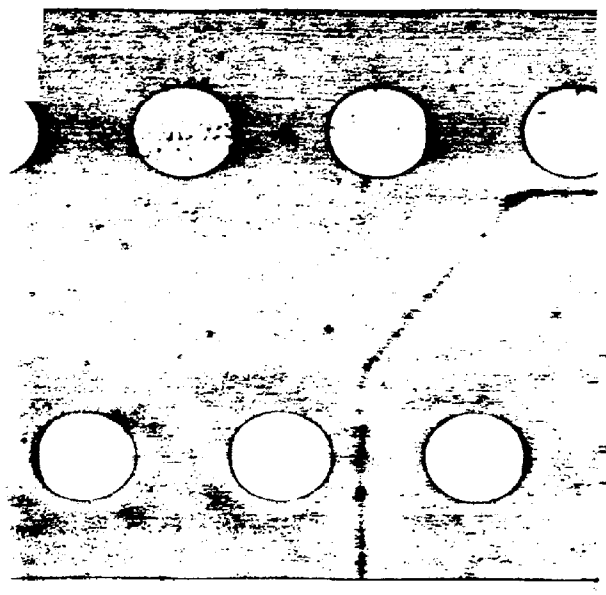
Commission expires _____

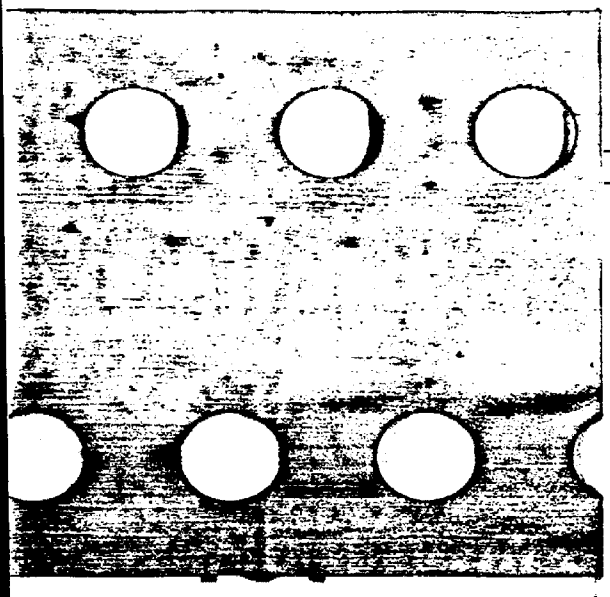
WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9267 PAGE 155

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	79000.00
CON TX	292.30
PRFEE	1.00
WDEED	8.00
TOTAL	301.30
CHECK	301.30

03/03/94 01 15:04 0001 7250

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

23585
IDENTIFICATION REFERENCE

94 MAR -3 PM 3:03
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 762674