BOX 7

BK 9273 PAGE 650

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 132,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
25th DAY OF February 19 94

Notary Public

MY COMMISSION EXPIRES 5/12/97
(AFFIX SEAL)

ALAN L. [illegible]
NOTARY PUBLIC
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services,, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Andre A. Yovanovitch	NationsBanc Mortgage Corporation	117-7
(NAME)	(NAME)	
1818 Lombardy Avenue	P.O. Box 353	27
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Louisville, KY 40201-0353	16DA 1505
(CITY) (STATE) (ZIP)	(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, Scott M. Bane, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Andre A. Yovanovitch and wife, Janis L. Turner-Yovanovitch

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 the Easterly 20 feet of Lot No. 8, and the Westerly 45 feet of Lot No. 9, Block "B", on the Plan of Walter Stokes Homeplace, Subdivision No. 1, as shown on plat of record in Plat Book 974, page 92 in the Register's Office of Davidson County, Tennessee, more particularly described as follows:

BEGINNING at a point in the northerly margin of Lombardy Avenue 631.8 feet west of the westerly margin of Brightwood Avenue, being the southwest corner of that part of Lot No. 9, Block "B", conveyed to Wolfe's by Deed of record in Book 6674, page 527; thence westerly with the north margin of Lombardy Avenue 65 feet to a point, the southeast corner of that part of Lot No. 8, Block "B", conveyed to Gazaway's by Deed of record in Book 4163, page 843; thence northerly with Gazaway's east line 175 feet to a dead line; thence easterly and parallel with the northerly margin of Lombardy Avenue 65 feet to a point, Wolfe's northwest corner; thence southerly with Wolfe's west line 175 feet to the point of beginning.

BEING the same property conveyed to Scott M. Bane, unmarried, by deed from William C. Adams, Jr. and wife, Allison S. Adams of record in Book 7315, Page 3, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

unimproved ( )
This is improved (X) property, known as 1818 Lombardy Avenue, Nashville, TN 37215
(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 25th day of February 19 94

Scott M. Bane

1-800-626-5427

BOOK 9273 PAGE 651

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 Scott M. Bane, 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, Tennessee, this 25th day of February, 19 94.

Commission expires 11/21/95

Notary Public

ALAN L. SATURN
NOTARY PUBLIC
DAVIDSON COUNTY
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 _____

Notary Public

25853
IDENTIF. & REFERENCE

94 MAR -9 PM 2:59
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

FROM
Scott M. Bane

TO
Andre A. Yovanovitch and wife, Janis L. Turner-Yovanovitch

RETURN TO:
Saturn & Mazer Title Services,
212 Third Avenue, North
Nashville, Tennessee 37201

9700 03/09 0101 03CHECK 497.40

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 9273 PAGE 652

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 132000.00
				CON TX 488.40
				PRFEE 1.00
				WDEED 8.00
				TOTAL 497.40
				CHECK 497.40
03/09/94	01			14:58 0001 9700

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

25853

IDENTIF. & REFERENCE

94 MAR -9 PM 2:59

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 765097