BOOK 9274 PAGE 590 Box 1

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Michael J. Oshaben
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February 1994

Lori Holloway
Notary Public

MY COMMISSION EXPIRES: October 9, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael J. Oshaben	Community Mortgage Corporation	151-01
(NAME) 3608 Burwick Place	(NAME) 6389 Quail Hollow Road Suite 101	A92
(ADDRESS) Antioch, TN 37013	(ADDRESS) Memphis, TN 38120	
(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, Pattie L. Stepbach FKA as Pattie L. Wallace and husband Marc Stepbach HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael J. Oshaben, unmarried

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. 92 on the Plan of Chatham Pointe of record in Plat Book 6900, Page 444-447, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Pattie L. Wallace by deed of record in Book 9027, Page 351, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

Marc Stepbach joins in this conveyance, with the consent of the grantor spouse, for the purpose of waiving homestead and/or other marital rights that may be granted to a spouse by law in the property and/or which might be asserted against the trustee, beneficiary, mortgagee, or their assigns in enforcing any rights.

This instrument is executed on behalf of Pattie L. Stepbach and husband Marc Stepbach by Donna Ritter as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9274, Page 589, in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (XX) property, known as 3608 Burwick Place, Antioch, TN 37013
(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 28th day of February 1994

Pattie L. Stepbach
Pattie L Stepbach

By: Donna Ritter Hr atty in fact
Donna J. Ritter, Attorney-in-fact

Marc Stepbach
Marc Stepbach by Donna Ritter
by: Donna J. Ritter, Attorney-In-Fact Hr atty in fact

DCTN01WC

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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 Pattie L. Stepbach

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Antioch, Tennessee, this 28th day of February 19 94.

Commission expires October 9, 1995

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

On this February 28, 1994 before me personally appeared Donna Ritter, the person who executed the foregoing instrument on behalf of Pattie L. Stepbach and husband Marc Stepbach, and acknowledged that she executed the same as the free act and deed of the said Pattie L. Stepbach and husband Marc Stepbach, through Power of Attorney granted her by the said Pattie L. Stepbach and husband Marc Stepbach.

Commission Expires: 10-9-95

Lori Holloway
Notary Public

LORI HOLLOWAY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0084 03/10 0101 03CHECK 397.50

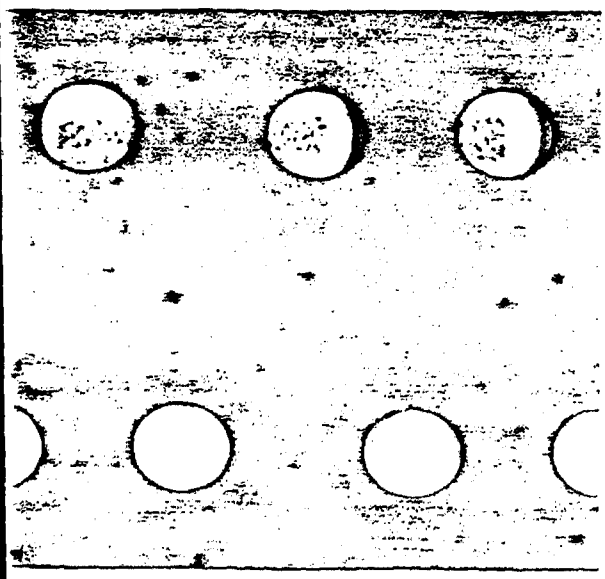
26200

IDENTIFICATION REFERENCE

94 MAR 10 AM 11:24

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

DCTN01WC



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

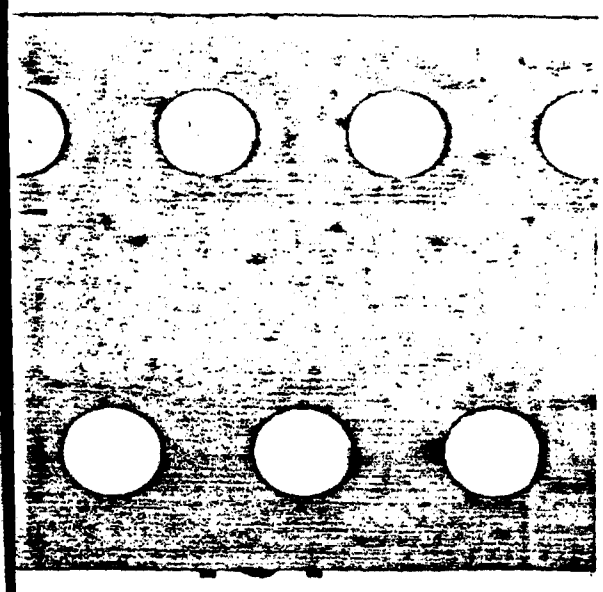
RECEIVED OF _____

FOR _____

BOOK 9274 PAGE 592

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 105000.00
CON TX 388.50
PRFEE 1.00
WDEED 8.00
TOTAL 397.50
CHECK 397.50

03/10/94 01 11:24 0001 0084

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

26200
IDENTIF. & REFERENCE

94 MAR 10 AM 11:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 765477