BOOK 9281 PAGE 178

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
11th DAY OF March, 19 94

Notary Public

MY COMMISSION EXPIRES: July 27, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris, Attorney, 761 Old Hickory Blvd. Suite 305, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Namhee C. Brewer (NAME)	Mortgage Service America Co. (NAME)	155-8C
1305 Forrest Oaks Court North (ADDRESS)	P.O. Box 7360 (ADDRESS)	134CO
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Reno, Nevada 89510-7360 (CITY) (STATE) (ZIP)	9D80380

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, Lee Chira and William C. Demetree

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Namhee C. Brewer, a married person

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, Tenenssee, being Lot No. 134 on the Plan of Poplar Creek Estates, Phase II, of record in Plat Book 6900, pages 339 through 347, Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Lee Chira, an unmarried man, and William C. Demetree by deed from Lee Chira, Trustee for Nashville Properties Partnership of record in Book 9091, page 744, Register's Office for Davidson County, Tennessee.

DECLARATION OF COVENANTS, CONDITIONS, AND RESTICTIONS AS CONTAINED AS RECORDED IN BOOK 6987, PAGE 966, Book 6474, page 346, Book 6486, page 587, Book 6662, page 433, Book 7270, page 648, and Book 7964, page 33, REGISTER'S OFFICE FOR SAID COUNTY.

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

94 MAR 17 AM 8:05
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

Unimproved ( )
Improved (X) property, known as 1305 Forrest Oaks Court North, Nashville, TN 37221
(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 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 our hand s this 11th day of March 19 94

Lee Chira by Robert H. Buchanan Its Atty in Fact
Lee Chira

[illegible] Buchanan Atty in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lee Chira and William C. Demetree by their attorney in fact Robert N. Buchanan, III, the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~they~~ he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 11th day of March 19 94

Commission expires ~~July 27, 1996~~ May 28, 1995 Deborah A. Hughes
Notary Public

as the free acts and deeds of Lee Chira and William C. Demetree.

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

On this, _____ day of _____, 19 ____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19 ____

My commission expires _____

_____
Notary Public

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WARRANTY DEED

FROM

Lee Chira and William C. Demetree

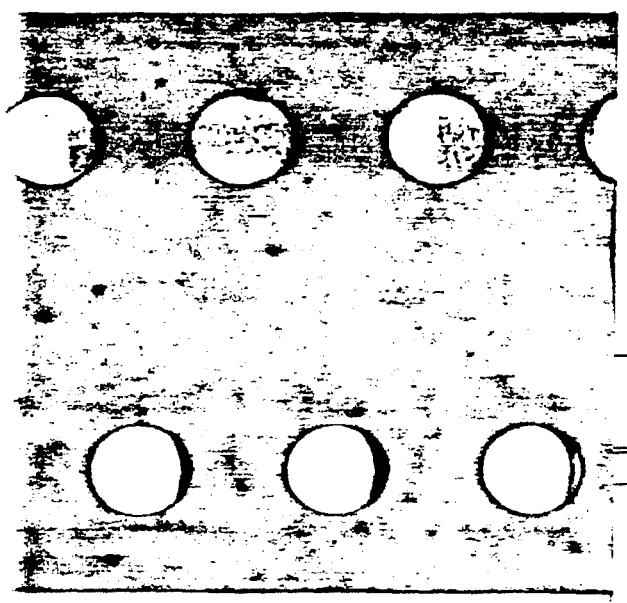
TO

Namhee C. Brewer

RETURN TO:

Linda S. Harris, Attorney
761 Old Hickory Blvd. Suite 305
Brentwood, TN 37027

2644 03/17 0101 03CHECK 660.50



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

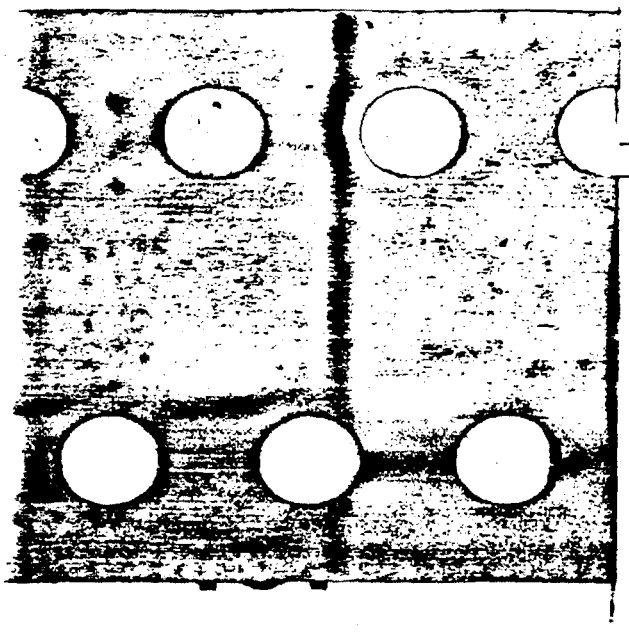
RECEIVED OF _____

FOR _____

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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	175000.00
			CON TX	647.50
			PRFEE	1.00
			WDEED	12.00
			TOTAL	660.50
			CHECK	660.50
03/17/94	01	08:04	0001	2644



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28576
IDENTIF. & REFERENCE

94 MAR 17 AM 8:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 768004