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Box 53

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF March 19 94

Notary Public

MY COMMISSION EXPIRES: 11/20/96
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC. 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PATRICK B. CUMMINS	PNC MORTGAGE CORP. OF AMERICA	MAP 86-07
(NAME)	(NAME)	
1305 PRESIDENTIAL TRACE	P. O. BOX 8111	PARCEL
(ADDRESS)	(ADDRESS)	
HERMITAGE, TN 37076	VERNON HILLS, IL 60061	131
(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, ROY DiGESARE and wife, VaDEAN B. DiGESARE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICK B. CUMMINS AND WIFE, DEBRA A. CUMMINS

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. 282 on the Plan of Jackson's Retreat, Phase 5-A, of record in Book 6250, page 309, Register's Office for Davidson County, Tennessee.

Said Lot No. 282 fronts 83.75 feet along the northerly margin of Presidential Trace and extends back 100 feet on the northwesterly line and 118.61 feet on the southeasterly line to a dead line in the rear measuring 53.15 feet thereon.

Being the same property conveyed to ROY DIGESARE, by Deed of record in Book 6757, page 636, Register's Office for Davidson County, Tennessee.

VaDEAN B. DiGESARE joins in this conveyance for the purpose of conveying any right, title or interest, which she may have, marital or otherwise, in and to subject property.

91 MAR 28 A11 9:58
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

32044
IDENTIF. & REFERENCE

unimproved ( )
This is improved (XX) property, known as 1305 PRESIDENTIAL TRACE, HERMITAGE, TN 37076
(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 our hand 6 this 22nd day of March, 19 94

VaDEAN B. DiGESARE

ROY DiGESARE

First Data Systems, Inc.

DCTN01W 12/88

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9290 PAGE 733

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROY DiGESARE and wife, VaDEAN B. DiGESARE

the 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 GOODLETTSVILLE, Tennessee, this 22nd day of March 19 94

Commission expires 11/20/96

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

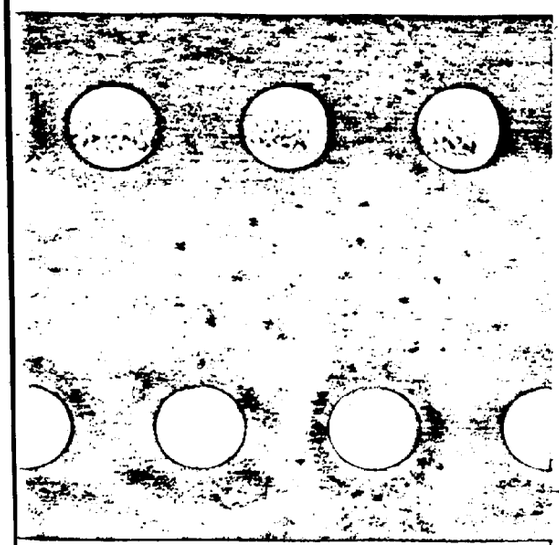
WARRANTY DEED

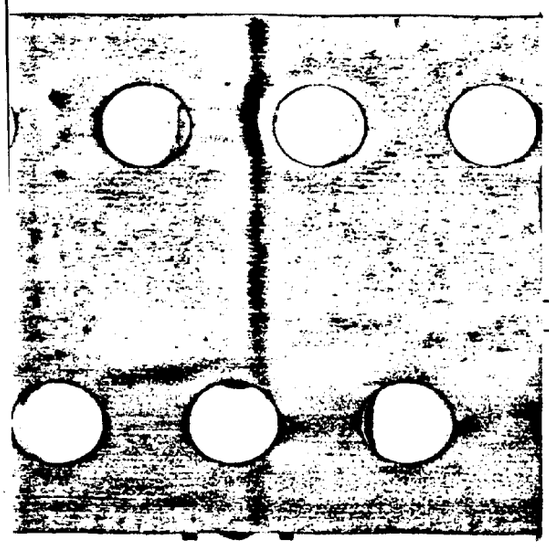
FROM

TO

RETURN TO:

5433 03/28 0101 03CHECK 297.60





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	78000.00
			CON TX	288.60
			PRFEE	1.00
			WDEED	8.00
			TOTAL	297.60
			CHECK	297.60
		03/28/94	01	09:33 0001 6433

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32044 IDENTIF. ↑ REFERENCE

94 MAR 28 AM 9:32

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 771738