Prepared by: Milton W. Smith, Jr.
4301 Hillsboro Rd.
Suite 220
Nashville, TN 37215

File 12337
File Box 38 (First Title)

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles S. Stites and wife,	Source One Mortgage Services	Map 146-10
NAME: Meril B. Stites	NAME: 27555 Farmington Road	Parcel 57
(STREET ADDRESS OR ROUTE NUMBER) 5028 Franklin Pike	(STREET ADDRESS) Farmington Hills, MI 48334	OH-02360
(CITY) (P.O. ZONE) (STATE) Nashville, TN 37220	(CITY) (ZONE) (STATE)	

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

cash in hand paid by the Grantees, hereinafter named, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

BOOK 9303 PAGE 395

Patricia R. Young, single, hereinafter called Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said Charles S. Stites and wife, Meril B. Stites, hereinafter called Grantees, their ~~successors~~ heirs and assigns, *certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 4 on the Plan of Ragland Estates, as of record in Plat Book 2663, page 104, Register's Office for said County, to which plan reference is made for a more complete description of said lot.

Being the same property conveyed to Patricia R. Young, unmarried, by deed from A. V. Kirkpatrick, a single person, of record in Book 6623, page 299, said Register's Office.

Said Lot No. 4 is conveyed subject to said plan of record, to that sanitary sewers and/or storm drainage easement of record in Book 7690, page 256, said Register's Office, and to 1994 real property taxes which have been prorated and payment thereof assumed by Grantees.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 257,500.00

Subscribed and sworn to before me, this the 30th day of March, 1994

Affiant

My commission expires 11/2/96 (Affix Seal)

Notary Public

unimproved( )
This is improved (X) property, known as 5028 Franklin Pike, Nashville, Tennessee 37220
(House Number) (Street) (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their ~~successors~~ heirs and assigns forever. I covenant that I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as stated herein.

I *further covenant and bind* myself, my *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.*

Witness my *hand this* 30th *day of* March *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.*

0639 04/06 0101 03CHECK 961.75

Patricia R. Young

35921
IDENTIFICATION REFERENCE
94 APR -6 AM 10:32
FILED FOR REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned *a Notary Public in and for said County and State* Patricia R. Young

the within named bargainor ..... *with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purpose therein contained.*

Witness my hand and official seal at Nashville, *Tennessee this* 30th *day of* March *19* 94

Notary Public

Commission expires 11/22/96

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, 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

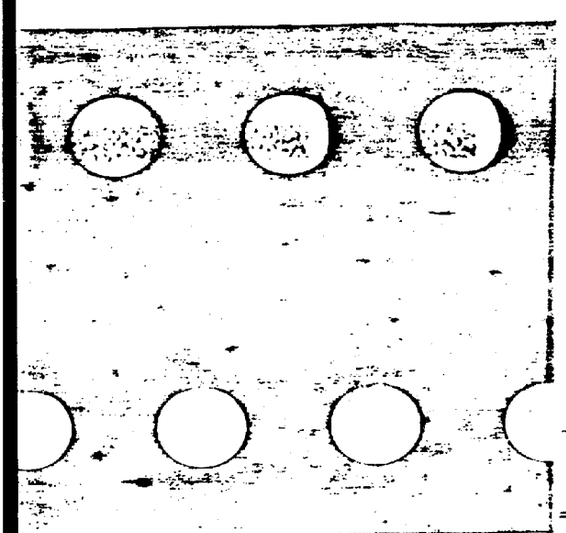
Commission expires .....

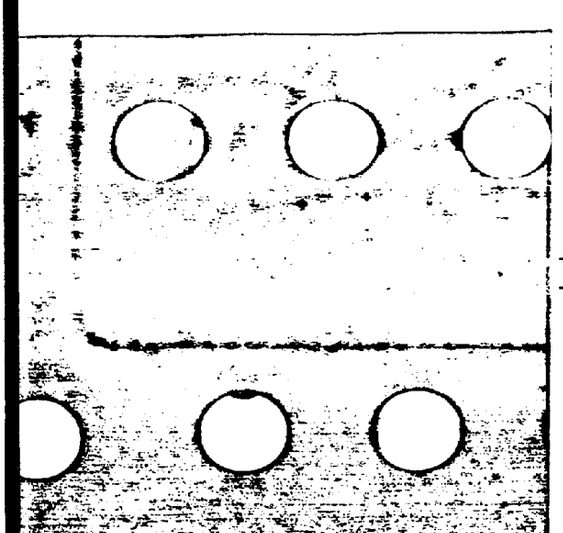
WARRANTY DEED

FROM
Patricia R. Young

TO
Charles S. Stites and wife, Meril B. Stites

Compliments of
Colonial Title Company
Suite 110, Continental Plaza
4301 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215





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 257500.00
CON TX 952.75
PRFEE 1.00
WDEED 8.00
TOTAL 961.75
CHECK 961.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/06/94 01 10:33 0001 0639

35921
IDENTIF. # REFERENCE

94 APR -6 AM 10:32

REGISTER
DAVIDSON COUNTY, TN.

No. 775886