B0532

WARRANTY DEED

BOOK 9313 PAGE 747

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,183.75

Deborah Thomas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF April 19 94

Notary Public

MY COMMISSION EXPIRES: July 26 1997
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

TATUM & JONES, ATTORNEYS, 2001 Charlotte Avenue, Suite 200, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DEBORAH THOMAS (NAME)	GMAC MORTGAGE CORPORATION OF IA (NAME)	50-14-269.
3224 MOOREWOOD DRIVE (ADDRESS)	P. O. BOX 780 (ADDRESS)	12DZ27665
NASHVILLE, TN 37207 (CITY) (STATE) (ZIP)	WATERLOO, IA 50704-0780 (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, MALCOLM CUNNINGHAM AND WIFE, SANDRA CUNNINGHAM

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DEBORAH THOMAS, A SINGLE WOMAN

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. 225 on the plan of Section Two, Parkwood Estates, of record in Book 3300, page 5, as amended in Book 3281, page 534, Register's Office for said County.

BEING the same property conveyed to Malcolm Cunningham and wife, Sandra Cunningham, by deed from Samuel R. Pierce, Jr., Secretary of Housing & Urban Development, of record in Book 7659, page 426, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 7659, page 429, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: Previous deed of record

39605

IDENTIFICATION REFERENCE

94 APR 15 AM 10:

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

unimproved ( )
This is improved (X) property, known as 3224 MOOREWOOD DRIVE, NASHVILLE, TN 37207
(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 & this 14th day of April 19 94

Malcolm Cunningham
MALCOLM CUNNINGHAM

Sandra Cunningham
SANDRA CUNNINGHAM

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 MALCOLM CUNNINGHAM AND WIFE, SANDRA CUNNINGHAM

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 Nashville, Tennessee, this 14th day of April, 19 94.

Commission expires July 26, 1997

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 _____.

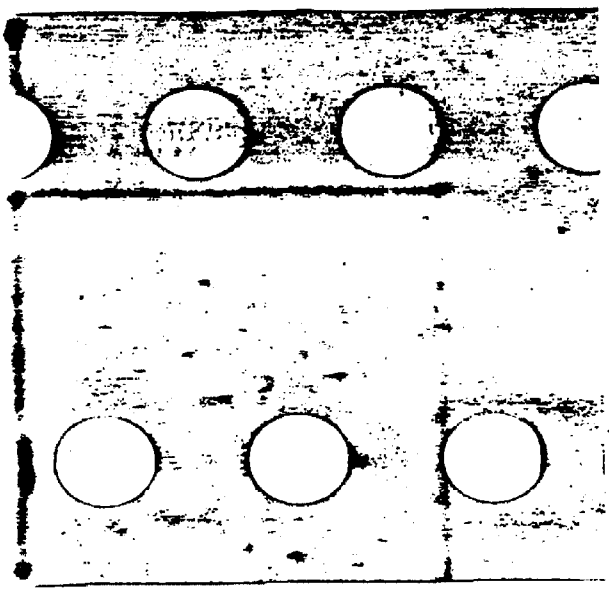
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

95 0415 0101 03CHECK

8284



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

RECEIVED OF 4626 04/15 0101 ~~03CHECK~~ ~~274.47~~

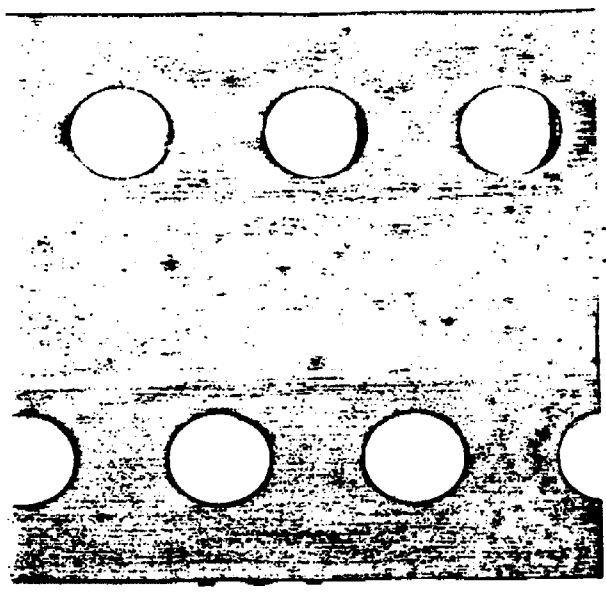
FOR

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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	~~74183.75~~
			CAMT	274.47
			PRFEE	1.00
			WDEED	8.00
			~~TOTAL~~	~~9.00~~
			~~CHECK~~	~~9.00~~

04/15/94 01 10:36 0001 4625



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

39605
IDENTIFICATION REFERENCE

94 APR 15 AM 10:34
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

VOID
CAMT 274.47-
CON TX 274.47
~~TOTAL~~ ~~274.47~~
~~CHECK~~ ~~274.47~~

04/15/94 01 10:36 0001 4626

TOTAL $283.47

No. 779819