This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

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ADDRESS NEW OWNER:
Nicholas M. Umontuen and Ekaette N. Umontuen
422 Benita Drive
Nashville, TN 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
The Prudential Home Mortgage Company, Inc.
3200 Robbins Road
Springfield, IL 62704-6560

MAP AND PARCEL:
MAP 133-12
PARCEL 37
5DU09728

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Ima Sue Ayers and husband, Tommy Louis Ayers, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Nicholas M. Umontuen and wife, Ekaette N. Umontuen, as tenants by the entirety, 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:

BEING Lot 99, Windsor Park, as recorded in Book 3600, page 64, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Charles V. DeVault and wife, Ima Sue DeVault, by deed from Jack Williams and wife, Frances E. Williams of record in Book 4443, Page 69, Register's Office for Davidson County, Tennessee. The said Charles V. DeVault having since deceased.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 3792, Page 445, amended in Book 3816, page 784, said Register's Office.

This conveyance is subject to 30 foot minimum building setback line; 10 foot public utility and drainage easement and 2.5 x 30 foot utility anchor easement of record in Book 3600, Page 64, said Register's Office.

This is improved property known as 422 Benita Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Nicholas M. Umontuen and wife, Ekaette N. Umontuen, their heirs and assigns, forever; and we, Ima Sue Ayers and husband, Tommy Louis Ayers 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 shall include the plural, the plural the

singular, and the use of any gender shall be applicable to all genders.

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Witness our hands this the 18th day of April, 1994.

Ima Sue Ayers
Ima Sue Ayers

Tommy Louis Ayers
Tommy Louis Ayers

6321 04/20 0101 03CHECK 253.20

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Ima Sue Ayers and husband, Tommy Louis Ayers the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 18th day of April, 1994.

NOTARY PUBLIC

My Commission Expires: 1/4/97

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 66,000.00.

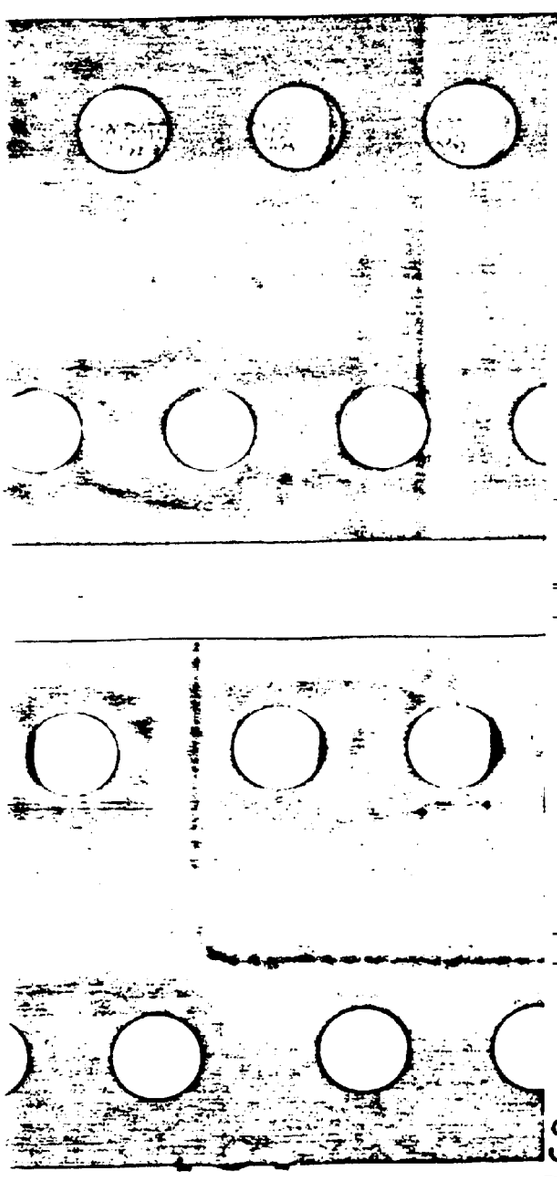
AFFIANT

Subscribed and sworn to before me this 18th day of April, 1994.

NOTARY PUBLIC
My Commission Expires: 7-6-97

41169
IDENTIF. & REFERENCE

94 APR 20 PM 1:58
FELIX REGISTER
DAVIDSON COUNTY, TN.



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	66000.00
CON TX	244.20
PRFEE	1.00
WDEED	8.00
TOTAL	253.20
CHECK	253.20

04/20/94 01 14:00 0001 6321

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

41169
IDENTIF. ↑ REFERENCE

94 APR 20 PM 1:58
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 781484