This Instrument Prepared by J. Ingersoll
8 Penn Center
Philadelphia, PA 19103

ABSH-00262

141-15-D
234 CO

WARRANTY DEED

THIS INDENTURE, made this 12th day of April, A.D., 19 94, between **EDWARD L. BECHE and HAE YOUNG BECHE**

Tennessee, First Parties, and

MARTIN G. FINE AND WIFE, KAREN B. FINE

Tennessee, Second Parties

WITNESSETH; that said First Parties, for and in consideration of the sum of ONE HUNDRED NINETY FOUR THOUSAND NINE HUNDRED and no/100--- Dollars ($ 194,900.00) and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

WE

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit:

Land in Davidson County, Tennessee, being Lot No. 234 on the Plan of Phase III, Sheffield on The Harpeth, as shown on plat of record in Plat Book 7900, page 332, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same premises which Randall Phillips Builders, Inc., by Deed dated August 17, 1993 and recorded in Davidson County, Tennessee in Deed Book Volume 9052, Page 858&c., granted and conveyed unto Edward L. Beche and Hae Young Beche, Husband and Wife, in fee.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

SEE EXHIBIT "A" ATTACHED HERETO

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either **singular or plural**, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

_____(L.S.) Edward L. Beche (L.S.)
Edward L. Beche

_____(L.S.) Hae Young Beche (L.S.)
Hae Young Beche

STATE OF TENNESSEE }
COUNTY OF }:ss

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State **EDWARD L. BECHE and HAE YOUNG BECHE, Husband and Wife,** the within named 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 instrument for the purposes therein contained.

Witness my hand and official seal at office, in Williamson County, this 12th day of April 19 94

Sherry Pratt
Notary Public

My Commission expires 6-25-96

SHERRY PRATT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THE NAME AND ADDRESS OF A PROPERTY OWNER
OWNER MARTIN G. FINE AND WIFE
ADDRESS 7812 RIVER FORK DRIVE
NASHVILLE, TN 37221

PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:
BARCLAYSAMERICAN MORTGAGE CORPORATION
ADDRESS P.O. BOX 33213
CHARLOTTE, NC 28233-9965

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $194,900.00. Affiant Martin G. Fine.

Subscribed and sworn to before me this 25th day of April 19 94.

Notary Public Denise C. Abbott-Ellis
My commission expires 05-11-98

DENISE C. ABBOTT-ELLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

EXHIBIT 'A'

1. Real property taxes for 1994 and all future years.

2. All matters set forth on Plan of record in Plat Book 7900, page 332, said Register's Office, including all setback lines, easements, etc., as shown thereon.

3. Restrictive covenants contained in instrument of record in Book 6925, page 900, and Book 7145, page 954, as amended in Book 8505, page 598, and Book 8747, page 97, said Register's Office.

4. By-Laws of "Sheffield" on the Harpeth Homeowner's Association, Inc., of record in Book 7145, page 964, said Register's Office.

9518 04/29 0101 03CHECK 734.13

44060

IDENTIF. & REFERENCE

94 APR 29 AM 8:47

REGISTER
DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 9326 PAGE 661

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 194900.00
CON TX 721.13
PRFEE 1.00
WDEED 12.00
TOTAL 734.13
CHECK 734.13

04/29/94 01 08:48 0001 9518

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

44060
IDENTIFICATION REFERENCE

94 APR 29 AM 8:47

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

No. 784629