STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 54,900.00
Danny R Spain
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF April 19 94
D. Ann L. Gregory
Notary Public
MY COMMISSION EXPIRES 7/28/94
(AFFIX SEAL)

Return To: **THIS INSTRUMENT WAS PREPARED BY**

Greater Nashville Title & Closing Company 223 Madison St., S. 106 Madison, TN 37115

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Danny R. Spain and	Mortgage Resources, Inc.	72-9-56
(NAME) Wanda J. Spain	(NAME)	
942 Oneida Avenue	404 BNA Drive #400	
(ADDRESS) Nashville, TN 37207	(ADDRESS) Nashville, TN 37217	
(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, *** MAYNARD WAYNE STEVENS AND WIFE, GEORGIA STEVENS as to an undivided one-half interest and FRANK DePALO AND WIFE, MARY DePALO as to an undivided one-half interest HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DANNY R. SPAIN AND WIFE, WANDA J. SPAIN**

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. 125 on the Map of Victory Heights Subdivision, as of record in Book 1130, Page 97, Register's Office of Davidson County, Tennessee to which map reference is here made for a more complete description.

Being the same property conveyed to Sand Properties by Deed from Avco Financial Services of Tennessee, Inc., of record in Book 9136, Page 983, Register's Office of Davidson County, Tennessee.

*** **SanD Properties, by: (see above Grantors)**

45462
IDENTIF. ↑ REFERENCE

94 MAY -3 AM 9:18
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

1072 05/03 0101 03CHECK 212.12

unimproved ( )
This is improved (X) property, known as 942 Oneida Avenue 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 s this 27th day of April, 19 94

SanD Properties
by: Maynard Wayne Stevens
Maynard Wayne Stevens, Partner

Georgia Stevens
Georgia Stevens

SanD Properties
by: Frank DePalo
Frank DePalo, Partner

Mary DePalo
Mary DePalo

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9330 PAGE 985

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Maynard Wayne Stevens and wife, Georgia Stevens and Frank DePalo and wife, Mary DePalo

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 instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 27th day of April, 1994.

Commission expires 7/23/94

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

Greater Nashville Title and Closing Company
223 Madison St., Suite 106
Madison, TN 37115
(615) 865-1470

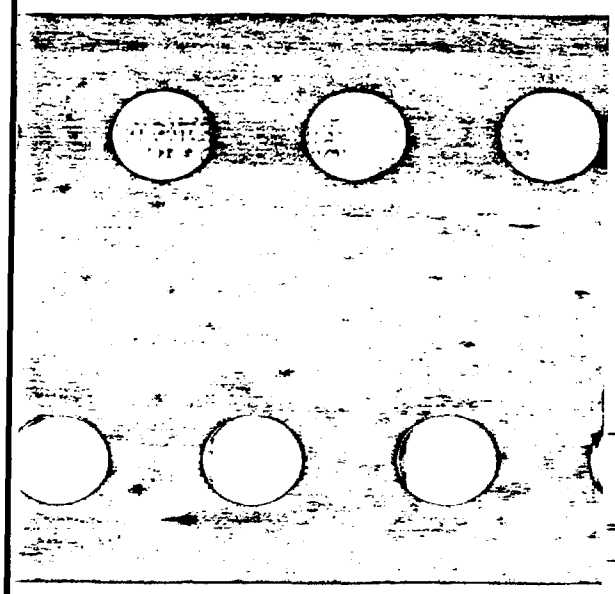
WARRANTY DEED

FROM:
Sand Properties, Partnership

TO:

Danny R. Spain and wife,

Wanda J. Spain



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

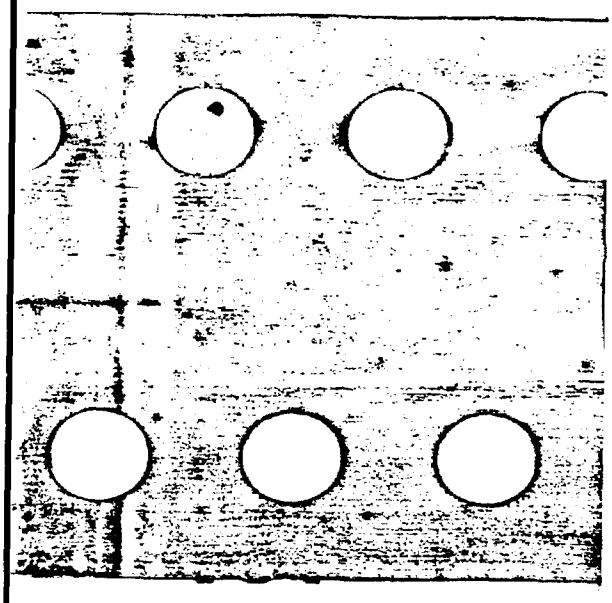
BOOK 9330 PAGE 986

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 54900.00
CON TX 203.12
PRFEE 1.00
WDEED 8.00
TOTAL 212.12
CHECK 212.12

05/03/94 01 09:18 0001 1072



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45462
IDENTIF. ↑ REFERENCE

94 MAY -3 AM 9:19

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

No. 786161