BOOK 9339 PAGE 344 BOX 15.

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

(SV 2262241)

STATE OF TENNESSEE)
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $184,500.00.

Scott W. Layden

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 29th DAY OF April, 1994.

NOTARY PUBLIC

My Commission expires: 5-2-96

(615) 385-2804 THIS INSTRUMENT PREPARED BY SupCt BPR#003143
Marbut Glenn Gaston, Jr., Lawyer, 2211 Crestmoor Rd., Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Scott W. Layden (NAME)	PNC Mtg. Corp. of America (NAME)	131-15-56
4712 Benton Smith Rd. (ADDRESS)	440 North Fairway Drive (ADDRESS)	16DA-31020
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Vernon Hills, Il 60061 (CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 184,500.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, ~~We~~ I, Michael G. O'Brien, an unmarried person

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Scott W. Layden

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, and being **Lot No. 21** on the plan of **Harpeth Acres, Sec. VII**, as of record at **Book 2331, page 154**, Register's Office for said County, to which reference is hereby made and the same incorporated herein for a complete description of said lot.

Being all the same property conveyed to the grantor herein by deeds as of record at Book 7527, page 214 and Book 5021, page 799, said Register Office.

This conveyance is subject to 1994 property taxes, which have been pro rated this date and the grantee assumes in full, subject to any repro-ration required as a result in a change in the actual 1994 property tax amount, to restrictive covenants of record at Book 2633, page 487, and the limitations shown on said plan at Book 2331, page 154, said Register Office.

~~unimproved~~)
This is improved (X) property, known as 4712 Benton Smith Rd., Nashville, TN 37215
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 29th day of April, 19 94.

Michael G. O'Brien

INDIVIDUAL ACKNOWLEDGMENTS:

BOOK 9339 PAGE 345

STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Michael G. O'Brien, who acknowledged he is an unmarried person, and _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 29th day of April, 1994.

My Commission expires:
1-27-96

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

Notary Public

4039 05/09 0101 03CHECK 691.65

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

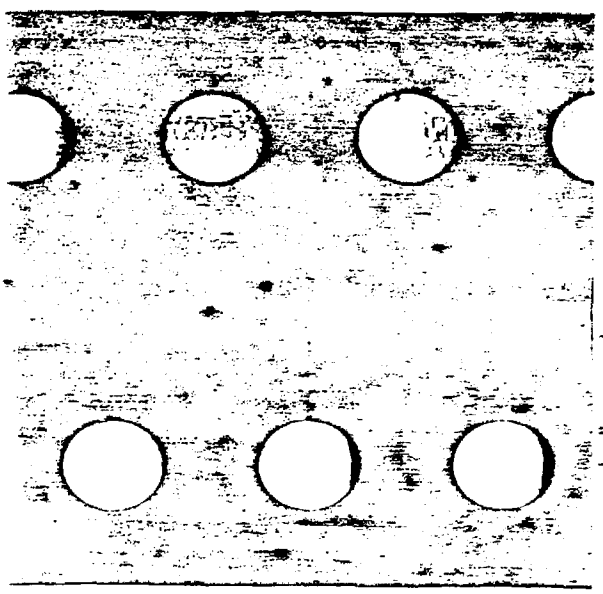
My Commission expires:

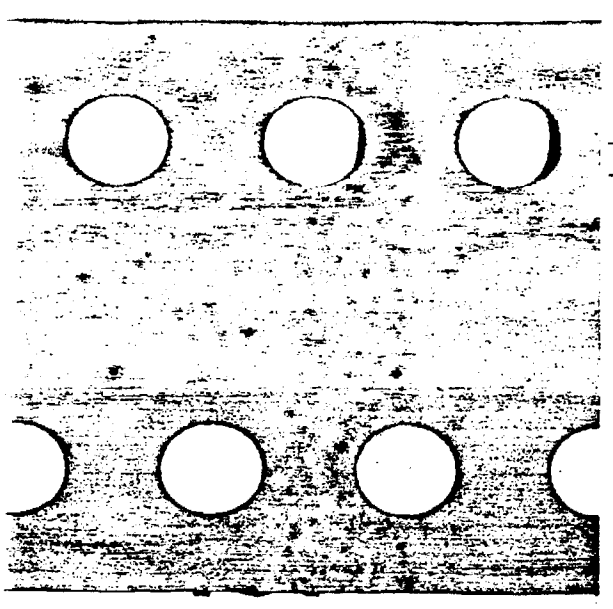
Notary Public

94 MAY -9 PM 3:25
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

40201





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9339 PAGE 346

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
184500.00
CON TX 682.65
PRFEE 1.00
WDEED 8.00
TOTAL 691.65
CHECK 691.65
05/09/94 01 15:25 0001 4039

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48201
IDENTIF. ↑ REFERENCE

94 MAY -9 PM 3:26
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 789089