BOOK 9348 PAGE 126

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,750.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF May 19 94

_____
Notary Public

MY COMMISSION EXPIRES 1/22/95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services,, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Michael Sawyers (NAME)	Community Mortgage Corporation (NAME)	105-14
854 Glen Avenue (ADDRESS)	6389 Quail Hollow Road-Suite 101 (ADDRESS)	31
Nashville, TN 37204 (CITY) (STATE) (ZIP)	Memphis, TN 38120-1421 (CITY) (STATE) (ZIP)	F.B. 22W-05300

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, Azby Investments, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Michael Sawyers, SINGLE

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, being Lot No. 5 on the Plan of Hirshberg's Subdivision of certain lots in Waverly Plan of Lots, of record in Plat Book 161, Page 99, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Azby Investments, Inc. by deed from C. E. Berry of record in Book 9065, Page 448, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

51122
IDENTIF. & REFERENCE

94 MAY 17 PM 3:58
FELICIA [illegible] REGISTER
DAVIDSON COUNTY, TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

[illegible] 05/17 0101 03CHECK 337.19

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

unimproved ( )
This is improved (X) property, known as 854 Glen Avenue, Nashville, TN 37204
(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 unincumbered, 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 my hand this 13th day of May, 19 94

Azby Investments, Inc.
By: Benlynn Boyle, Pres.
Benlynn Boyle, President

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Azby Investments, Inc.

the bargainor, with whom I am personally acquainted or proved to me on 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 Nashville, Tennessee, this 13th day of May, 19 94.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, The undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Benhyam Bayle and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the Azby Investments, Inc., the within named bargainor, and corporation, and that he as such President 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 Benhyam Bayle as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nash, TN on this the 13th day of May 94.

My commission expires 11-22-96

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE ALAN L. SATURN

WARRANTY DEED

FROM

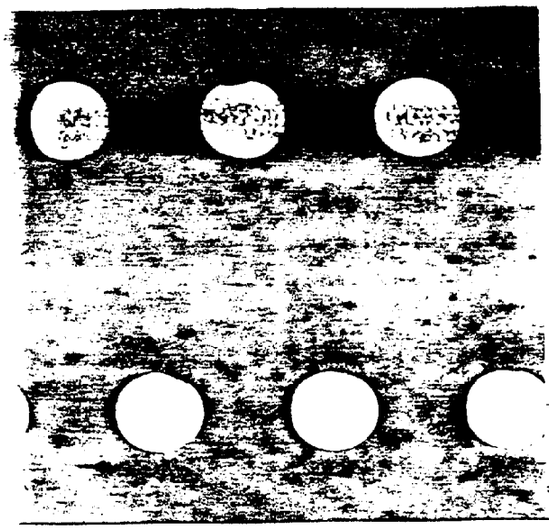
Azby Investments, Inc.

TO

James Michael Sawyers

RETURN TO:

Saturn & Mazer Title Services,
212 Third Avenue, North
Nashville, Tennessee 37201



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

RECEIVED OF _____

FOR _____

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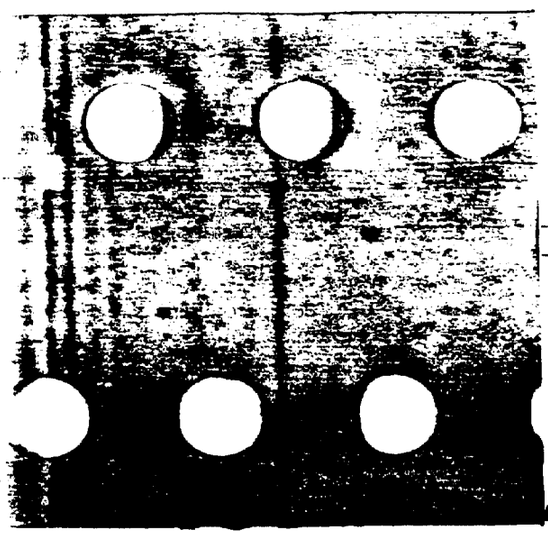
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	88750.00
CON TX	328.19
PRFEE	1.00
MDEED	8.00
TOTAL	337.19
CHECK	337.19

05/17/94 01 15:58 0001 7219

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



51122
IDENTIF. ↑ REFERENCE

94 MAY 17 PM 3:58
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 792236