BOOK 9356 PAGE 976 BOX 10

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF May, 19 94

Notary Public

MY COMMISSION EXPIRES: 5-28-95

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
5034 Thoroughbred Ln., Ste A, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: /and Mortgagee is:	MAP-PARCEL NUMBERS
John M. Roberts (NAME)	SAME/NONE (NAME)	023-00-0-147.00
2460 Crocker Springs Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	10D52151
Goodlettsville, TN 37072 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Ray Emmett and wife, Shelly R. Emmett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Roberts 0487 05/25 0101 03CHECK 460.40

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, described according to a mortgage loan inspection dated March 10, 1989, made by William M. Keel, R.L.S. No. 990, as follows:

Beginning at an iron pin in the easterly margin of Crocker Springs Road, said pin being the southwesterly corner of the property conveyed to A. Krantz by deed of record in Book 4644, page 758 of the Register's Office of Davidson County, Tennessee; thence, North 47 deg. 26 min. East, 155.24 feet to an iron pin; thence North 37 deg. 37 min. East, 162.71 feet to an iron pin; thence North 30 deg. 13 min. East, 90.0 feet to a point; thence South 36 deg. 19 min. 2 sec. East, 238.63 feet to a point; thence South 30 deg. 13 min. West, 90.00 feet to a point; thence South 47 deg. 20 min. 32 sec. West, 320.00 feet to a point in the easterly margin of Crocker Springs Road, North 33 deg. 43 min. 56 sec. West, 147.88 feet to a point; thence, along a curve to the left (I + 3 deg. 8 min. 2 sec; R + 1175.92 feet) a distance of 64.32 feet to the point of beginning, containing 2.02 acres, more or less.

Being the same property conveyed to Ray Emmett and wife, Shelly R. Emmett, by deed from Henry G. Cisneros, Secretary of Housing and Urban Development, of Washington, D.C., of record in Book 9082, page 676, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2460 Crocker Springs Road, Goodlettsville, TN 37072
(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 hands this 16th day of May, 19 94

Ray Emmett

Ray Emmett

Shelly R. Emmett

Shelly R. Emmett

INDIVIDUAL ACKNOWLEDGEMENT

BOOK 9356 PAGE 977

State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Ray Emmett and wife, Shelly R. Emmett

the within named bargainor(s), 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 purpose therein contained.

WITNESS my hand, at office, this 16th day of May, 19 94

NOTARY PUBLIC

My commission expires:
5-28-95

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

_____

51,156

IDENTIFICATION REFERENCE

91 MAY 25 PM 3:17

FELIX A. WHITE, REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

FROM

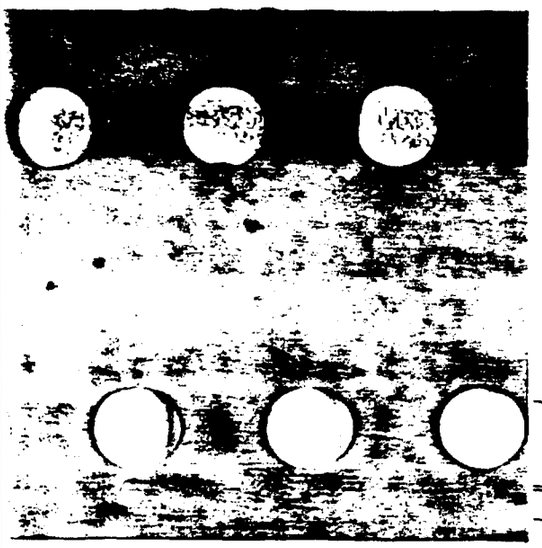
Ray Emmett etux

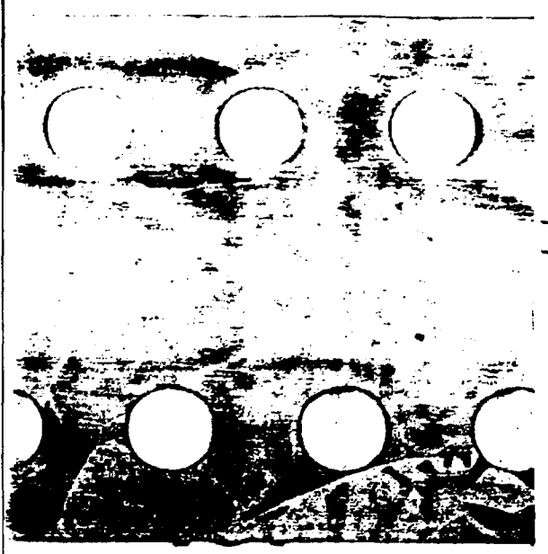
Shelly R. Emmett

TO

John M. Roberts

PATRICIA SPICER CARDEN
Attorney At Law
5034 Thoroughbred Lane
Brentwood, Tennessee 37027





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

RECEIVED OF _____

FOR _____

BOOK 9356 PAGE 978

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	
	122000.00
CON TX	45..40
PRFEE	1.00
MDEED	8.00
TOTAL	460.40
CHECK	460.40

05/25/94 01 15:16 0001 0487

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

54156
IDENTIFICATION REFERENCE

94 MAY 25 PM 3:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 795473