BOOK 9365 PAGE 426

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF May 19 94

Notary Public

MY COMMISSION EXPIRES: May 24 1997
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fred C. Smith (NAME)	NationsBanc Mortgage Corporation (NAME)	MAP 108-160
1404 Trade Winds Court (ADDRESS)	P.O. Box 105076 (ADDRESS)	PARCEL 123
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Atlanta, GA 30348-5076 (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, First Union Mortgage Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fred C. Smith and wife, Debbie J. Smith

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:

Being Lot No. 53, Final Subdivision Plat of Section IV, Lakeview Hills, of record in Plat Book 5200, page 642, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to First Union Mortgage Corporation by deed from Arnold M. Weiss, Substitute Trustee, of record in Book 8933, Page 620, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6431, Page 298, Register's Office for said County.

56637
IDENTIF. & REFERENCE

94 JUN -2 PM 12:42

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

1114 06/02 0101 03CHECK 241-73

This is improved (X) unimproved ( ) property, known as 1404 Trade Winds Court, Nashville, TN 37214
(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 my hand this 26th day of May 19 94

First Union Mortgage Corporation
By: Melissa S. Campbell
Melissa S. Campbell

Dorinda Anderson

FIRST UNION MORTGAGE CORPORATION CORPORATE SEAL 1964 N. C.

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STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on 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 _____, Tennessee, this _____day of _____19_____.

Commission expires _____

Notary Public

STATE OF North Carolina
COUNTY OF Wake

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Melissa S. Campbell and Dorinda Anderson with whom I am personally acquainted and who upon ~~his~~ their oath(s) acknowledged ~~himself~~ themselves to be the Asst. Vice President and Asst. Secretary respectively of the First Union Mortgage Corporation the within named bargainor, and corporation, and that ~~she~~ they 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 Melissa S. Campbell as such Asst. Vice President, and attesting the same by the said Dorinda Anderson as such Asst. Secretary.

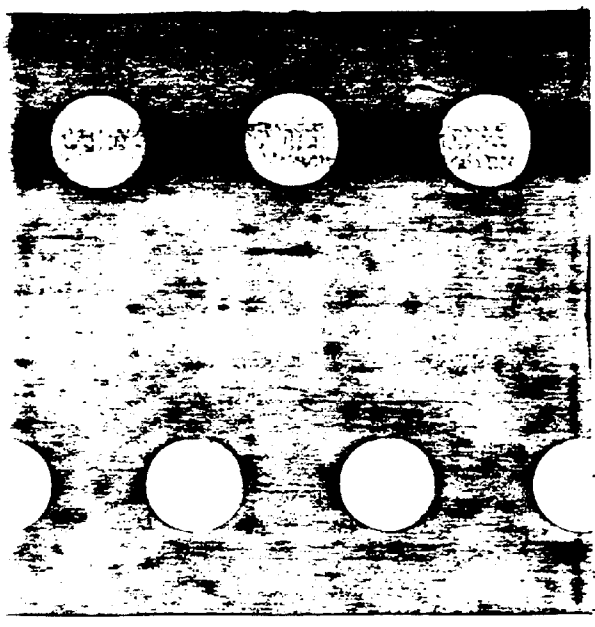
Witness my hand and official seal at office at First Union Mortgage Corporation on this the 26th day of May 19 94.

My commission expires 2-3-98

Valencia Burt

Notary Public

VALENCIA BURT NOTARY PUBLIC WAKE COUNTY, N.C.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

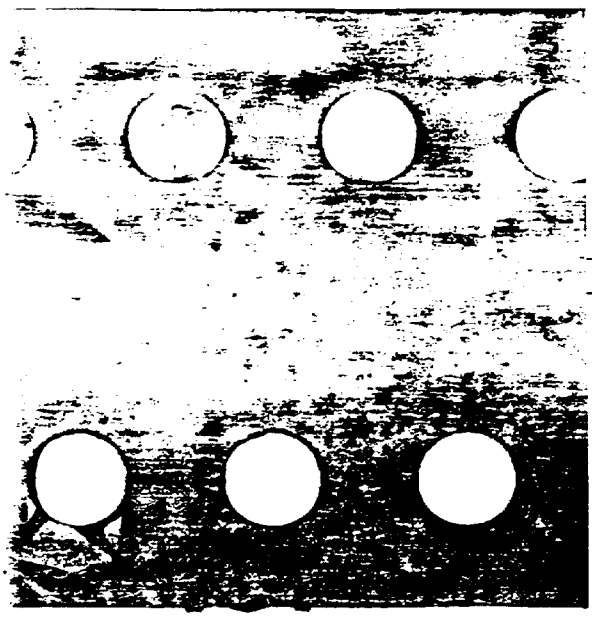
RECEIVED OF _____

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	62900.00
			CON TX	232.73
			PRFEE	1.00
			WDEED	8.00
			TOTAL	241.73
			CHECK	241.73
06/02/94	01		12:43 0001	1114



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56637
IDENTIF. & REFERENCE

94 JUN -2 PM 12:43
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 798091