27-B

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Elizabeth C. Cook	NationsBanc Mortgage Corporation	MAP and PARCEL
	Attn: Tax Dept.	
3362 Ezell Road	P.O. Box 353	148-03-178
Nashville, TN 37211	Louisville, KY 40201-0353	

This instrument prepared by: Cindy S. Smith, Attorney, Royal Elm Office Park
2605 Elm Hill Pike, Suite C, Nashville, Tennessee 37214 (Davidson County - Box 27B)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Marilyn G. Riggs, unmarried** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Elizabeth C. Cook, unmarried** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 19A on the plan of Zone Lot Division of Lots 18 and 19, Section 3, Bakertown Gardens, of record in Book 6250, Page 494, Register's Office for said County.

Said Lot No. 19A, which is a corner lot, fronts 19.69 feet on the Southerly margin of Ezell Road and fronts 89.77 feet on the Easterly line, said frontages being joined by a curve having a length of 38.60 feet, and extends back 120.00 feet on the Westerly line and 69.09 feet on the Southerly line to a point of intersection.

Being the same property conveyed to Marilyn G. Riggs by deed from Larry D. Johnson, unmarried, of record in Book 7255, Page 730, Register's Office for Davidson County, Tennessee.

This is property with a common address of 3362 Ezell Road, Nashville, TN 37211.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 6250, Page 494, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 6250, Page 494, said Register's office; 4) Easement of record in Book 2154, Page 587, said Register's office.

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $56,000.00

Elizabeth C. Cook
Affiant

Subscribed and sworn before me this 31st day of May, 1994.

My Commission Expires: 7/23/94

Notary Public

NOTARY PUBLIC AT LARGE TENNESSEE

94 JUN -2 PM 1:10
FILED
DAVIDSON COUNTY, TN.

56705
IDENTIF. # REFERENCE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **31st** day of **May, 1994**.

Marilyn G. Riggs

Marilyn G. Riggs

STATE OF TENNESSEE
COUNTY OF Davidson

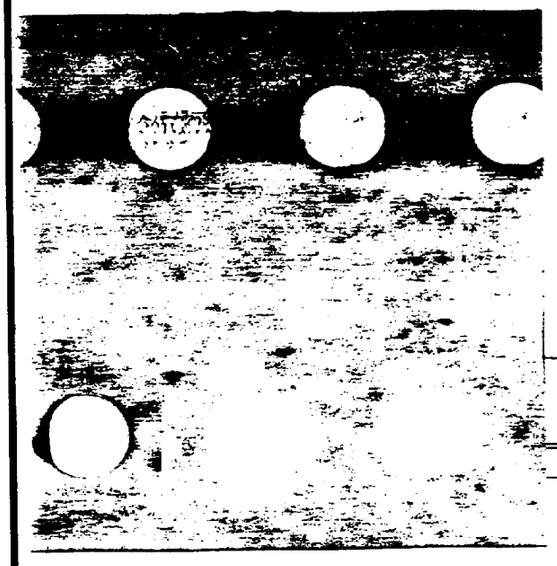
Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Marilyn G. Riggs, unmarried** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at **Nashville,**, Tennessee, this **31st** day of **May, 1994**.

Notary Public
My Commission Expires: 7/23/97

File No. 9405-199

1182 06/02 0101 03CHECK 21



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

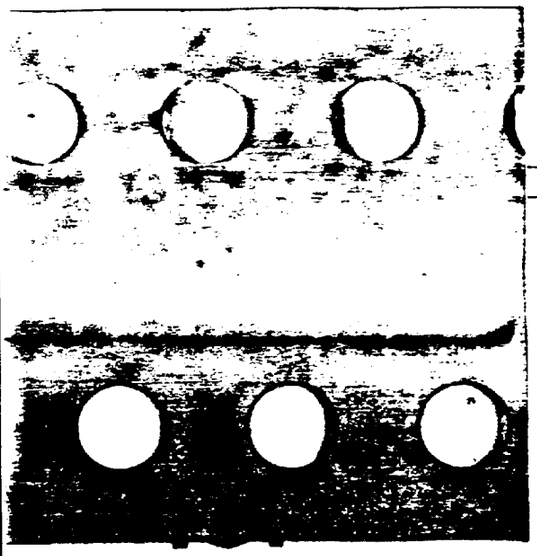
RECEIVED OF _____

FOR _____

BOOK 9365 PAGE 701

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 56000.00
				CON TX 207.20
				PRFEE 1.00
				MDEED 8.00
				TOTAL 216.20
				CHECK 216.20
			06/02/94 01	13:11 0001 1182



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56705
IDENTIF. # REFERENCE

94 JUN -2 PM 1:10
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 798159