STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

X Hugh S. Layne
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
7th DAY OF June, 19 94

LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: July 27, 1996
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Linda S. Harris, Attorney, 761 Old Hickory Blvd. Suite 305, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hugh S. Layne	Source One Mortgage Services	147-5
(NAME)	(NAME)	
4933 Briarwood Drive	27555 Farmington Road	140
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Farmington Hills, MI 48334	
(CITY) (STATE) (ZIP)	(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, Charles S. Ignatz

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hugh S. Layne and wife, Angela R. Layne

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. 498 on the Plan of Crieve Hall Estates, Section Six, as of record in Book 2331, pages 1 and 2, and amended in Book 2441, page 306 Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Charles S. Ignatz and wife, Nellie B. Ignatz by deed from Maurice Farron and wife, Benalice G. Farron of record in Book 2601, page 321, Register's Office for Davidson County, Tennessee. The said Nellie B. Ignatz having since died. Durable Power of Attorney of record in Book 9268, page 620, said Register's Office, from Charles S. Ignatz to Martha A. Layne.

This conveyance is subject to any and all existing easements of record.

60047
IDENTIF. + REFERENCE

94 JUN 13 AM 8:10
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 4933 Briarwood Drive, Nashville, TN 37211
(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 7th day of June, 19 94

Charles S. Ignatz Charles S. Ignatz
By: Martha A. Layne atty in fact
Martha A. Layne, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9375 PAGE 582

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles S. Ignatz

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 Brentwood, Tennessee, this 6th day of June 19 94.

Commission expires July 27, 1996

Notary Public

LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Charles S. Ignatz

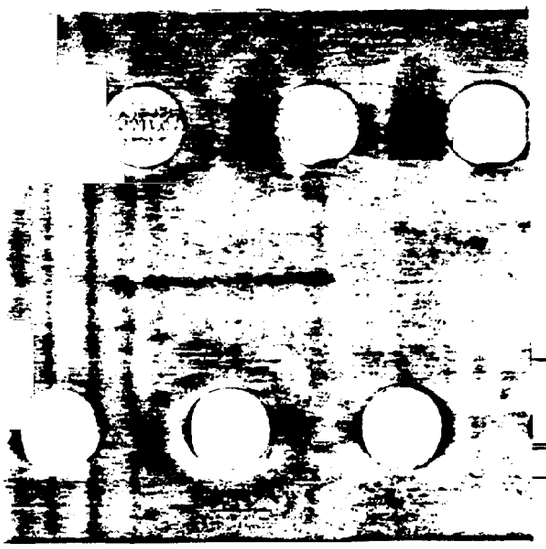
TO

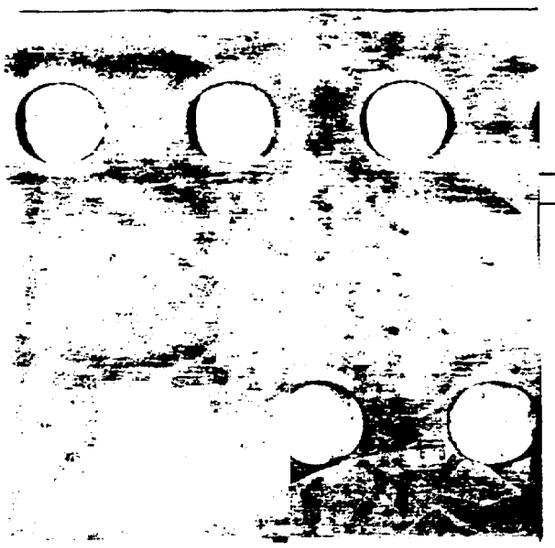
Hugh S. Layne and wife, Angela R. Layne

RETURN TO:

Linda S. Harris, Attorney
761 Old Hickory Blvd. Suite 305
Brentwood, TN 37027

5010 06/13 0101 03CHECK 327.50





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

RECEIVED OF _____

FOR _____

BOOK 9375 PAGE 584

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	85000.00
			CON TX	314.50
			PRFEE	1.00
			WDEED	12.00
			TOTAL	327.50
			CHECK	327.50
06/13/94	01		08:11 0001	5010

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60047
IDENTIF. ↑ REFERENCE

94 JUN 13 AM 8:10
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 801761