BOOK 9380 PAGE 256

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE)
COUNTY OF)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 91,000.00

x Theodore Ensley
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 15th DAY OF June, 1994

Notary Public

My Commission expires: Jan 28, 1995

THIS INSTRUMENT PREPARED BY

Stephen M. Miller, Esq., 150 2nd Ave. N., Ste. 400, Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Theodore R. Ensley (NAME)	Fleet Real Estate Funding Corp. (NAME)	118-01-344
1719 West End Ave. Ste. 319 (ADDRESS)	324 West Evans St., P.O. Box 100537 (ADDRESS)	118-01-459*
Nashville, Tennessee 37203 (CITY) (STATE) (ZIP)	Florence, South Carolina 29501-0537 (CITY) (STATE) (ZIP)	*(Send to owner)

Warranty Deed

For and in Consideration of the sum of $ 10.00 (ten dollars) cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we
Dean Ries Trathen, unmarried

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto
Theodore R. Ensley

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot Nos. 1 & 2 on the Plan of resubdivision of Lots 115, 116 and the southerly half of Lot 117, Idlewild, of record in Book 6200 page 685 R.O.D.C.

Said Lot No. 1 fronts 125 feet on the westerly margin of Sherbourne Avenue and extends back 92.22 feet on the northerly line and 101.84 feet on the southerly line to a dead line in the rear measuring 124.57 feet thereon.

Being the same property conveyed to Dean Ries Trathen, unmarried by deed from Stephen M. Miller, Trustee of record in Book 9163 page 274, said Register's office.

unimproved ( )
This is improved ( ) property, known as 2811 Sherbourne Avenue, Nashville, TN 37204
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 15th day of June, 1994.

x Dean Ries Trathen

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of Davidson }

BOOK 9386 PAGE 257

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Dean Ries Trathen _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 15th day of June, 19 94.

My Commission expires:
Jan 25, 1997

Martha B Bills
Notary Public

MARTHA B. BILLS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this ____ day of _____, 19___.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this ____ day of _____, 19___.

My Commission expires:

_____
Notary Public

94 JUN 16 AM 11:22
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. → REFERENCE

017119

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

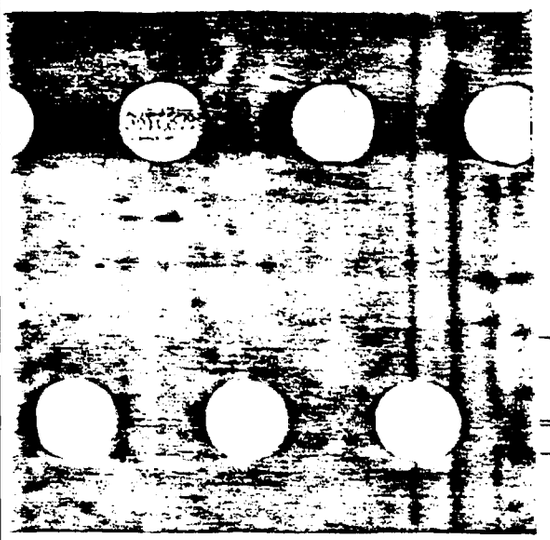
Witness my hand and official seal at office this ____ day of _____, 19___.

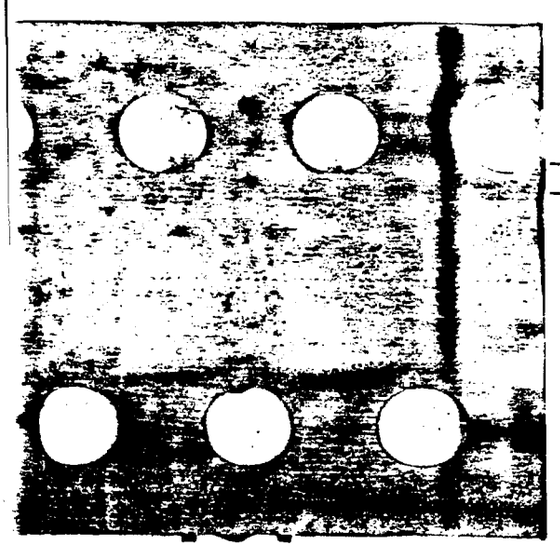
My Commission expires:

_____
Notary Public

06/16 0101 03CHECK

345.70





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

RECEIVED OF _____

FOR _____

BOOK 9380 PAGE 258

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 91000.00
CON TX 336.70
PRFEE 1.00
WDEED 8.00
TOTAL 345.70
CHECK 345.70

06/16/94 01 11:23 0001 6807

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61710
IDENTIF. ◆ REFERENCE

94 JUN 16 AM 11:22
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 803547