File Box 38
First Title &
Escrow Co., Inc.

WARRANTY DEED

BOOK 9399 PAGE 87

THIS INSTRUMENT PREPARED BY

Gerald G. Patterson, Attorney
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

12603

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MATTHEW J. HEIMBACH (NAME)	SOUTHEASTERN MORTGAGE OF TENNESSEE (NAME)	Map 132-5
4040 Overbrook Drive (STREET ADDRESS OR ROUTE NUMBER)	565 Marriott Drive, Suite 250 (STREET ADDRESS)	Parcel 47
Nashville, Tennessee 37204 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37214-5014 (CITY) (STATE) (ZIP)	F.B. OH 06401

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, JOSEPH R. STEELE AND WIFE, MICHELE D. STEELE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MATTHEW J. HEIMBACH AND WIFE, JEANETTE HEIMBACH

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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, being Lot No. 22 on the Plan of Brookhaven Estates, as of record in Plat Book 1835, pages 49 thru 51, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Joseph R. Steele and wife Michele D. Steele by deed from Hazel F. Wells, unmarried of record in Book 8994, page 687, said Register's Office.

This conveyance is made subject to: (1) 1994 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 1786, page 501, and Book 1969, page 609; and (3) All matters appearing on the Plan of record in Plat Book 1835, pages 49 thru 51, said Register's Office.

94 JUL -6 AM 9:55
FILED FOR RECORD AND REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE 58204

unimproved ( )
This is improved (XX) property, known as 4040 Overbrook Drive, Nashville, Tennessee 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of June, 19 94

JOSEPH R. STEELE

MICHELE D. STEELE

BOOK 9399 PAGE 88

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOSEPH R. STEELE AND WIFE, MICHELE D. STEELE

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 30th day of June, 19 94.

My commission expires March 25, 1995 Notary Public

STATE OF
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained, and who further acknowledged that is the of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this day of , 19 .

My commission expires Notary Public

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 165,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June, 19 94

MY COMMISSION EXPIRES March 25, 1995 (AFFIX SEAL) Notary Public

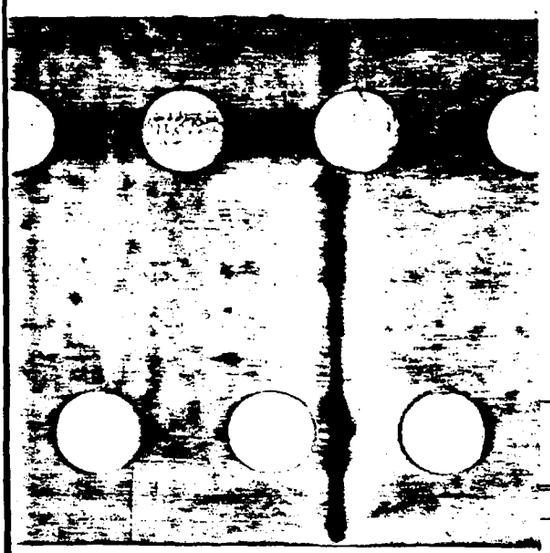
WARRANTY DEED

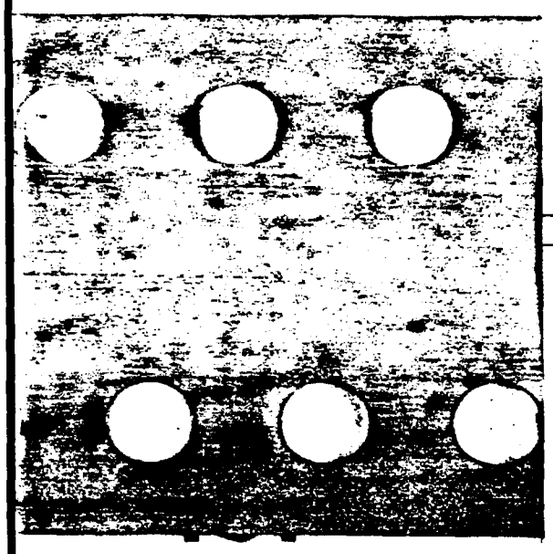
FROM JOSEPH R. STEELE AND WIFE, MICHELE D. STEELE

TO MATTHEW J. HEIMBACH AND WIFE, JEANETTE HEIMBACH

3813 07/06 0101 03CHECK 619-50

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 9399 PAGE 89

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	165000.00
			CON TX	610.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	619.50
			CHECK	619.50
07/06/94	01	09:55	0001	3818

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

68204
IDENTIFYING REFERENCE

94 JUL -6 AM 9:55

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN.

No. 810463