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PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) (Title No: 35329)
Dav. Co. File: Box 8

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/16/95

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 256000.00

William J. Landry, Jr.
Affiant

Sworn and subscribed before me this 11th day of July, 1994.

Christy Wilkins Ivey
Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
William J. Landry, Jr. Loretta T. Landry 5301 Franklin Road Nashville, TN 37220	PHH US Mortgage Corporation 55 Haddonfield Road Cherry Hill, NJ 08002	160-2-36

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Iain C.W. Briggs, an unmarried person**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William J. Landry, Jr. and spouse, Loretta T. Landry**, hereinafter called the **Grantee**, Grantee's 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 part of Lot No. 2 on the plan of Forest Acres Subdivision Section Two, of record in Book 1424, page 17, Register's Office for said County.

SAID part of Lot No. 2, which is a corner lot, fronts 222 feet on the northwesterly margin of Franklin Road (or U.S. Highway No. 31) and fronts 268.3 feet on the southerly margin of Redwood Drive, and extends back 209 feet more or less on the southerly line and 211.8 feet on the westerly line to a point of intersection.

BEING the same property conveyed to Iain C. W. Briggs, unmarried, by deed from Resolution Trust Corporation, Conservator for Metropolitan Federal Savings and Loan Association of record in Book 8378, page 433, Register's Office for Davidson County, Tennessee.

70065 IDENTIF. A REFERENCE

94 JUL 12 AM 9:43 FELIX [illegible] REGISTER DAVIDSON COUNTY, TN.

5871 07/12 0101 03CHECK 956-20

This is improved property, known as: 5301 Franklin Road, Nashville, TN 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 11th day of July, 1994.

Iain C.W. Briggs

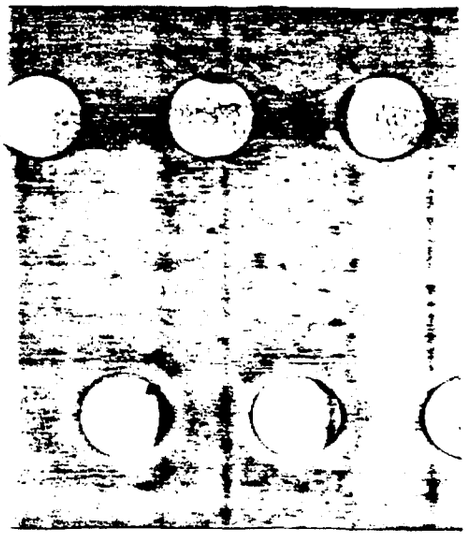
State of Tennessee
County of Davidson

On this 11th day of July, 1994, before me the undersigned authority, personally appeared **Iain C.W. Briggs**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as his free act and deed.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/95

My Commission Expires: _____

Christy Wilkins Ivey
Notary Public



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 256000.00
CON TX 947.20
PRFEE 1.00
WDEED 8.00
TOTAL 956.20
CHECK 956.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/12/94 01 09:43 0001 5871

70065
IDENTIF. ← REFERENCE

94 JUL 12 AM 9:43
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 812487