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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: 35441)
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: $ 77900.00

Yvette L. Sanders
Affiant

Sworn and subscribed before me this
20th day of July, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Henry H. Sanders 221 Blackman Road Nashville, TN 37211	BarclaysAmerican/Mortgage Corp. 5032 Parkway Plaza Blvd. Charlotte, NC 28217	147-6-195

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 **George W. Cole and spouse, Bonnie D. Cole,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Henry H. Sanders and spouse, Yvette L. Sanders,** 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 Lot No. 127 on the plan of Section One Caldwell Country Estates, of record in Book 2663, page 68 and 69, Register's Office for said County.

SAID Lot No. 127 fronts 104.98 feet on the broken southwesterly margin of Blackman Road and extends back 325 feet on the northwesterly line and 378.8 feet on the southeasterly line to a dead line in the rear, measuring 100.85 feet thereon.

BEING the same property conveyed to George W. Cole and wife, Bonnie Cole by deed from Robert C. Weaver, Secretary of Housing of record in Book 4030, page 536, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to an easement for drainage purposes across the front portion of said lot, a designation "Davidson Co. Hwy" over so much of the premises as may lie therein and to restrictive covenants of record in Book 2802 Page 369 said Register's Office, and to the matters set forth in the referenced Plan of record.

73757

IDENTIFICATION REFERENCE

94 JUL 22 AM 9:32

FELIX E. DELK, REGISTER
DAVIDSON COUNTY, TN.

This is improved property, known as: 221 Blackman Road, Nashville, TN 37211

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 20th day of July, 1994.

George W. Cole
George W. Cole

Bonnie D. Cole
Bonnie D. Cole

State of Tennessee
County of Davidson

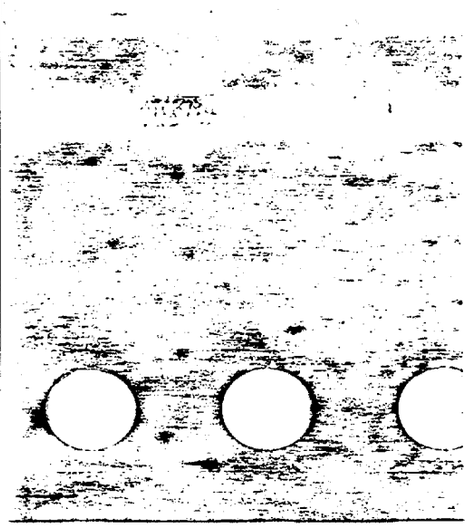
On this 20th day of July, 1994, before me the undersigned authority, personally appeared **George W. Cole** and **Bonnie D. Cole**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

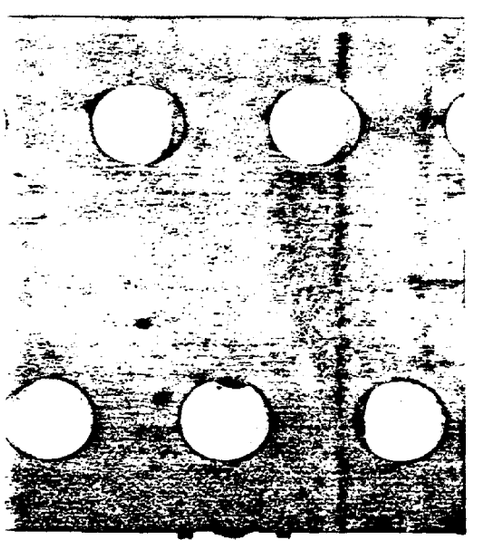
CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/16/95

My Commission Expires:

Notary Public

9806 07/25/1994 01:03PM CHECK 297.23





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 77900.00
				CON TX 288.23
				PRFEE 1.00
				WDEED 8.00
				TOTAL 297.23
				CHECK 297.23
07/22/94	01			09:31 0001 9806

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

73757
IDENTIF. & REFERENCE

94 JUL 22 AM 9:32
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 816377