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Bat 5

STATE OF TENNESSEE
DAVIDSON COUNTY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,000.00

James L Dunn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July, 1994.

Carolyn M. Hart
Notary Public

MY COMMISSION EXPIRES: 9-16-95

(AFFIX SEAL)

Michael Troy Haley, Atty. THIS INSTRUMENT WAS PREPARED BY
SMS/Strategic Mortgage Services, 1100 Kermit Drive, Suite 204, Nash., TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
James L. & Beulah D. Dunn (NAME)	None (NAME)	60
4540 Clarksville Highway (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	01
Nashville, TN 37218 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	33.00

Deed Tax $ 112.60

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, WE, James Mandrell and wife, Margaret Ann Mandrell

1083 07/27 0101 03CHECK 112.60

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS TO TRANSFER AND CONVEY UNTO James L. Dunn and wife, Beulah D. Dunn

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:

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. 27 on the plan of Section One, Aldrich Heights, of record in Book 2083, page 76, Register's Office for said County.

Said Lot No. 27 fronts 75 feet on the southerly margin of Old Ewing Lane, now Ewing Lane, and extends back 296.28 feet on the easterly line and 280.00 feet on the westerly line to a dead line in the rear, measuring 78 feet thereon.

Being the same property conveyed to James Mandrell et ux Margaret Ann Mandrell by deed from Gary E. Henderson et ux Elizabeth M. Henderson, dated April 2, 1980, recorded April 3, 1980, in Book 5586, page 808, Register's Office for Davidson County, Tennessee.

The property conveyed is subject to Restrictive Covenants of record in Book 2248, page 498, Register's Office for Davidson County, Tennessee and to the matters set forth in Plan Book 2083, page 76 and to the easements and other matters of record in Book 2339, page 10, Register's Office for Davidson County.

unimproved ( )
This is improved (X) property, known as 434 Ewing Lane Nashville, Tennessee 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said trace 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 our hand s this 22nd day of July, 1994

James Mandrell

Margaret Ann Mandrell

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Mandrell and his wife, Margaret Ann Mandrell

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of July 1994

Carolyn M. Pearl Notary Public

Commission Expires 9-16-95

CAROLYN M. PEARL NOTARY PUBLIC AT LARGE TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

74928

IDENTIF. ↑ REFERENCE

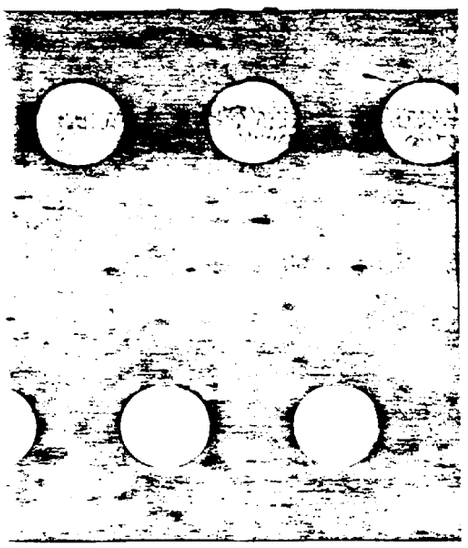
WARRANTY DEED

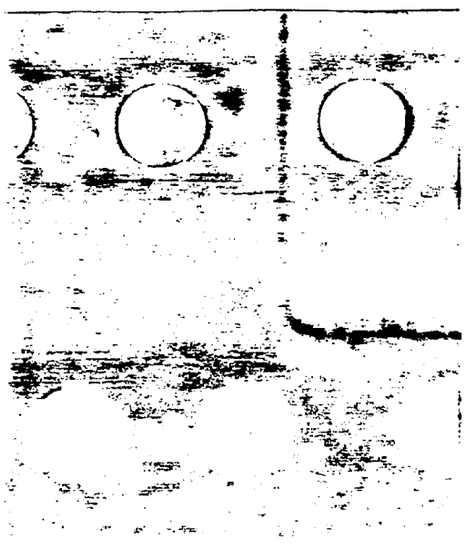
FROM
James Mandrell and wife,
Margaret Ann Mandrell

TO
James L. Dunn and wife,
Beulah D. Dunn

94 JUL 27 AM 8:28

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.





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 28000.00
CON TX 103.60
PRFEE 1.00
WDEED 8.00
TOTAL 112.60
CHECK 112.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 1083

74928
IDENTIF. ↑ REFERENCE

94 JUL 27 AM 8:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 817641