Box 43

GENERAL WARRANTY DEED

FROM: Margaretten & Company, Inc., successor in interest to NationsBanc Mortgage Corporation of Virginia F/K/A Sovran Mortgage Corporation, Grantor

BOOK 9419 PAGE 174

This instrument prepared by:
TAYLOR, PHILBIN, PIGUE,
MARCHETTI & BENNETT
One Union Street
Nashville, Tennessee 37201

TO: Secretary of Housing and Urban Development, Grantee

NAME AND ADDRESS OF NEW OWNER	NAME AND ADDRESS OF PERSONS OR OF ENTITY RESPONSIBLE FOR PAYMENT OF PROPERTY TAXES	MAP - PARCEL NUMBER(S)
Secretary of HUD Washington, DC 20410	Department of HUD 251 Cumberland Bend Drive Nashville, TN 37228	MAP #96-14 PARCEL #43 03DZ 59558

Mortgagee: None
FHA #: 483-1665870-703
Prior Mortgagor(s): (Estate of) Laura Shoaf

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) Dollars, cash in hand paid and other valuable consideration, the receipt of which is hereby acknowledged, Margaretten & Company, Inc., successor in interest to NationsBanc Mortgage Corporation of Virginia F/K/A Sovran Mortgage Corporation, ("Grantor") has bargained and sold, and by these presents does hereby transfer and convey unto the Secretary of Housing and Urban Development, ("Grantee"), his successors and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, described as follows:

Being Lot No. 77 on the Plan of Twin Lawn Subdivision, as of record in Book 2331, Page 9, Register's Office for said County, to which plan reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Margaretten & Company, Inc., successor in interest to NationsBanc Mortgage Corporation of Virginia F/K/A Sovran Mortgage Corporation, by Trustee's Deed of record in Book 9390, Page 907, said Register's Office.

This is improved property also known as 2901 Lakeland Drive (Mailing Address: 813 Colfax Drive), Nashville, Tennessee 37214.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, his successors and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds itself and its successors and assigns, to warrant and forever defend the title to said land to Grantee, his successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

Whenever 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 Grantor has caused this Deed to be executed by its duly authorized officers this 21st day of July, 1994.

MARGARETTEN & COMPANY, INC.,
SUCCESSOR IN INTEREST TO NATIONSBANC
MORTGAGE CORPORATION OF VIRGINIA,
F/K/A SOVRAN MORTGAGE CORPORATION

By: _____
Donald W. Courtney
Title: First Vice President

By: _____
L.S. Compton
Title: Assistant Secretary

STATE OF VIRGINIA }
COUNTY OF HENRICO }

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Donald W. Courtney and L.S. Compton with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon their oaths, acknowledged themselves to be the First Vice President and Assistant Secretary of Margaretten & Company, Inc., successor in interest to NationsBanc Mortgage Corporation of Virginia F/K/A Sovran Mortgage Corporation, a corporation, and that they as such First Vice President and Assistant Secretary, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by themselves as First Vice President and Assistant Secretary.

Witness my hand and official seal at Margaretten & Company, Inc., Richmond, VA, this 21st day of July, 1994.

_____
Notary Public, Terre Moses

My Commission Expires: 10-31-97

75317
IDENTIF. ↑ REFERENCE

94 JUL 27 PM 3:07
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

1496 07/27 0101 03CHECK 8.00