BOOK 9422 PAGE 850

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: (cmw) (Title No: 35474)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 85000.00

Affiant

Sworn and subscribed before me this 29th day of July, 1994.

Notary Public

My Comm. Expires: 9-21-96

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Cynthia L. Ryan 549 Elaine Drive Nashville, TN 37211	The Prudential Home Mortgage Company, Inc. 8000 Maryland Avenue, Ste. 1400 Clayton, MO 63105	133-13-145 06DU 24410

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 **Janet Ann Nichols, now known as Janet Ann Nichols Howell,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Cynthia L. Ryan, a single person,** 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. 124 on the plan of Abbay Hall, Section I, of record in Book 2331, page 18, Register's Office for said County.

SAID Lot No. 124 fronts 74.0 feet on the southerly margin of Elaine Drive and extends back 183.6 feet on the easterly line and 182.9 feet on the westerly line to a dead line in the rear, measuring 74.0 feet thereon.

BEING the same property conveyed to Janet Ann Nichols, a single person, by deed from William G. Taylor and wife, Montive Taylor of record in Book 7004, page 792, said Register's Office. The said Janet Ann Nichols, now being Janet Ann Nichols Howell.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

Stephen Thomas Howell, the spouse of Janet Ann Nichols Howell, joins in this conveyance solely to convey any marital interest he may have in subject property.

94 AUG -1 AM 10:37
REGISTER
DAVIDSON COUNTY, TN.

76553

IDENTIFICATION REFERENCE

This is improved property, known as: 549 Elaine Drive, 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 29th day of July, 1994.

Janet Ann Nichols Howell

Janet Ann Nichols Howell

Stephen Thomas Howell

Stephen Thoms Howell

2831 08/01/1994 03CHECK 323.50

State of Tennessee
County of Davidson

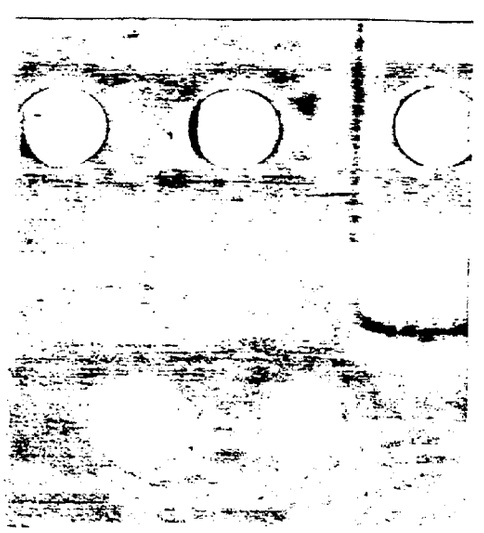
On this 29th day of July, 1994, before me the undersigned authority, personally appeared **Janet Ann Nichols Howell and Stephen Thomas Howell**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 8.00
TOTAL 323.50
CHECK 323.50

08/01/94 01 10:37 0001 2831

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

76553
IDENTIF. # REFERENCE

94 AUG -1 AM 10:37
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 819372