SOB

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9424 PAGE 385

ADDRESS NEW OWNER:
Inez S. Pennington
2956 Primrose Circle
Nashville, Tennessee 37212

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
UNION PLANTERS BANK OF MIDDLE TENNESSEE, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:

MAP	117
GROUP	3
PARCEL	61

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, L.D. Goldstein and wife, Melanie M. Goldstein, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Inez S. Pennington, an unmarried person, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to L.D. Goldstein and wife, Melanie M. Goldstein by deed from William Jefferson Reynolds and wife, Sheryl L. Reynolds, as of record in Book 6290, page 90, Register's Office for Davidson County, Tennessee.

This is improved property known as 2956 Primrose Circle, Nashville, TN 37212.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1994 property taxes which are not yet due and payable.
2. Restrictive covenants contained within the Installment Deed of record in Book 1191, page 223, said Register's Office, and contained within the Warranty Deed of record in Book 1174, page 492, said Register's Office.
3. Sanitary sewer and/or storm drainage easement and any temporary construction easements of record in Book 3983, page 197, said Register's Office.
4. All matters as shown on the plan of record in Book 974, page 97, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Inez S. Pennington, an unmarried person, her heirs and assigns, forever; and we, L.D. Goldstein and wife, Melanie M. Goldstein, do covenant with the said Grantee 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 Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 28th day of July, 1994.

L.D. Goldstein

Melanie M. Goldstein

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named L.D. Goldstein and wife, Melanie M. Goldstein, 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 28th day of July, 1994.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: Nov. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 90,000.00.

AFFIANT

Subscribed and sworn to before me
this 28th day of July, 1994.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC
My Commission Expires: Nov. 20, 1996

77023

IDENTIFICATION REFERENCE

94 AUG -1 PM 4:35

REGISTER
DAVIDSON COUNTY, TN.

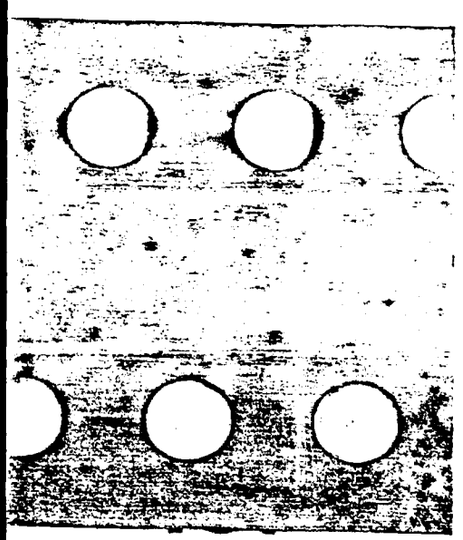
EXHIBIT "A"

LAND in Davidson County, Tennessee, being part of Lot No. 3 of Block "D" on the plan of Belmont Terrace Annex No. 4, of record in Book 974, page 97, Register's Office for said County, more particularly described in a survey by John Kohl, dated July 2, 1975, as follows:

BEGINNING at a point in the westerly margin of Primrose Circle, said point being the common corners of Lots Nos. 2 and 3; thence with the line between said Lots N 86° 38' W 118.9 feet to a point, (previous deeds have described this distance as 120 feet) said point being the northeasterly corner of that part of Lot No. 3 which was sold to the State of Tennessee, by an instrument of record in Book 4799, page 373, said Register's Office; thence S 17° 47' E 85.2 feet to a point, which is in the northerly margin of a 50 foot street (abandoned); thence easterly along the northerly line of said 30 feet street (abandoned) to a point at the beginning of a curve; thence around said curve having a radius of 20 feet; thence in a northerly direction to the point of beginning, said survey above referred to shows the southerly line of the lot, along the northerly margin of said 50 feet street (abandoned) to be 97.6 feet and shows the easterly line of the lot along the westerly margin of Primrose Circle to be 50 feet, to the point of intersection, of said 30 foot street (abandoned) and Primrose Circle if both lines were extended, but fails to disclose the length of said lines to the point of the beginning of the curve, and likewise fails to disclose the distance around said curve.

3313 08/01 0101 03CHECK 346.00





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9424 PAGE 388

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 90000.00
				CON TX 333.00
				PRFEE 1.00
				WDEED 12.00
				TOTAL 346.00
				CHECK 346.00
			08/01/94 01	16:35 0001 3313

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

77023
IDENTIF. & REFERENCE

94 AUG -1 PM 4:35
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 819852