BOOK 9430 PAGE 671

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: 35550)
Dav. Co. File: Box 8

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

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 92500.00

Sandra Gaines
Affiant

Sworn and subscribed before me this 5th day of August, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Walter Bruce Hauser Linda Willis Hauser 3327-3329 Dumas Drive Nashville, TN 37211	National City Mortgage Co. 3232 Newmark Drive Miamisburg, Ohio 45342	133-7-146 06DA 54570

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 M. Sullivan, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Walter Bruce Hauser and spouse, Linda Willis Hauser,** 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. 78 on the plan of Glencoe Acres Section I, of record in Book 1835, pages 136-138, Register's Office for said County.

SAID Lot No. 78 fronts 72.0 feet on the broken southwesterly margin of Dumas Drive and extends back 206.1 feet on the northwesterly line and 214 feet on the southeasterly line to a dead line in the rear, measuring 100.8 feet thereon.

BEING the same property conveyed to Janet M. Sullivan, unmarried, by deed from Thomas Wesley Malone ad wife, Millicent Malone of record in Book 7618, page 150, said Register's Office.

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

This conveyance is subject to all matters as shown on the herein referenced Plan of record in said Register's Office; and to 10-foot easement for sanitary sewers and/or storm drainage across the rear line of said lot and 10-foot temporary construction easement northeast of and adjacent thereto, all as granted to Metropolitan Government by instrument of record in Book 4306, page 339, said Register's Office.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Shawmut Mortgage Corp., of record in Book 7618, page 153, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

This is improved property, known as: 3327-3329 Dumas Drive, Nashville, TN 37211

5589 08/08 0101 03CHECK 351.25

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 5th day of August, 1994.

Janet M Sullivan
Janet M. Sullivan

94 AUG -8 AM 10:10
DAVIDSON COUNTY, TN
IDENTIFICATION REFERENCE
79098

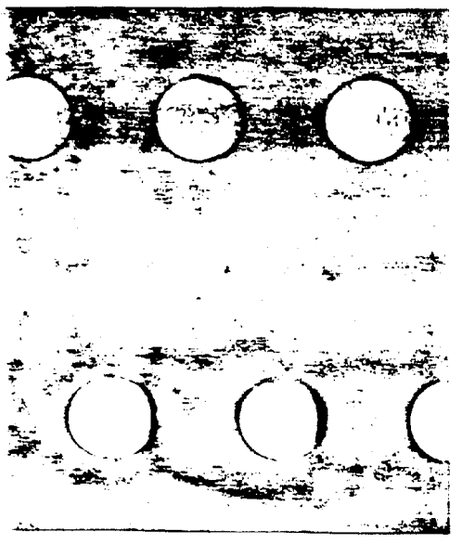
State of Tennessee
County of Davidson

On this 5th day of August, 1994, before me the undersigned authority, personally appeared **Janet M. Sullivan**, 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.

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

My Commission Expires: _____

Notary Public





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

RECEIVED OF _____

FOR _____

BOOK 9430 PAGE 672

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 92500.00
CON TX 342.25
PRFEE 1.00
WDEED 8.00
TOTAL 351.25
CHECK 351.25

09/08/94 01 10:10 0001 5589

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

79098
IDENTIF. & REFERENCE

94 AUG -8 AM 10:10
REGISTER
DAVIDSON COUNTY, TN.

No. 822083