This Instrument Prepared By:
Clement, Gibson & Gregory
Suite 600, 200 Fourth Avenue, North
Nashville Tennessee 37219

Box 40-A

ADDRESS NEW OWNER:
Traci L. McClanahan
3504 McGavock Pike
Nashville, Tennessee 37217

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
NationsBanc Mortgage Corporation
2059 Northlake Parkway
Tucker, GA 30084

MAP AND PARCEL:
MAP 134-01
PARCEL 023

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the herein named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Pauline G. Shelby and Jewell D. Simmons, both unmarried ("Grantors"), have bargained and sold, and by these presents do hereby transfer and convey unto Traci L. McClanahan, a single person ("Grantee"), her heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in the 2nd Civil District of Davidson County, Tennessee, being Lot No. 37 on the Plan of Curreywood Acres, Section 1, of record in Book 2133, pages 109 and 110, Register's Office for said County.
>
> Said Lot No. 37 fronts 192 feet on the westerly margin of McGavock Pike and extends back westwardly 147 feet on the southerly side and 253.5 feet on the northerly side to a dead line in the rear, measuring 271.7 feet.
>
> Being the same property conveyed to Joe Frank Shelby and wife, Pauline G. Shelby and Jewell D. Simmons by deed from Charles F. Frazier, Trustee of record in Book 5728, page 319, Register's Office for Davidson County, Tennessee, the said Joe Frank Shelby having since died.

This is improved property known as 3504 McGavock Pike, Nashville, TN 37217.

This conveyance is made subject to real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations, restrictions and easements as may affect the premises.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, her heirs, successors and assigns, forever; and Grantors do covenant with Grantee that Grantors are lawfully seized and possessed of the Property in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantors do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to the Property to Grantee, her heirs, successors 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 16th day of August, 1994.

Pauline G. Shelby

Jewell D. Simmons

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Pauline G. Shelby, unmarried, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 16th day of August, 1994.

Anna Z. Ringemann
NOTARY PUBLIC

My Commission Expires: My Commission Expires JULY 27, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jewell D. Simmons, unmarried, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 16th day of August, 1994.

Elaine Phelps
NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $76,500.00.

Marie L. McClanahan
AFFIANT

Subscribed and sworn to before me
this 16th day of August, 1994.

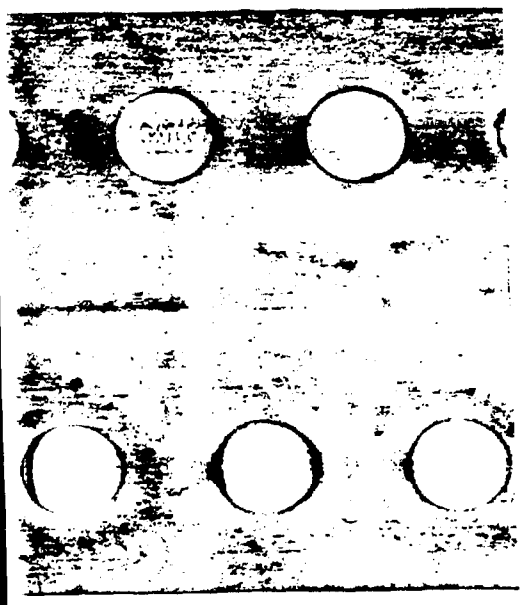
Andrew B. Gibson, Jr.
NOTARY PUBLIC

My Commission Expires: 9/16/95

3809 08/17 0101 03CHECK 292.05

94 AUG 17 PM 1:01
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

82019
IDENTIFICATION REFERENCE



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

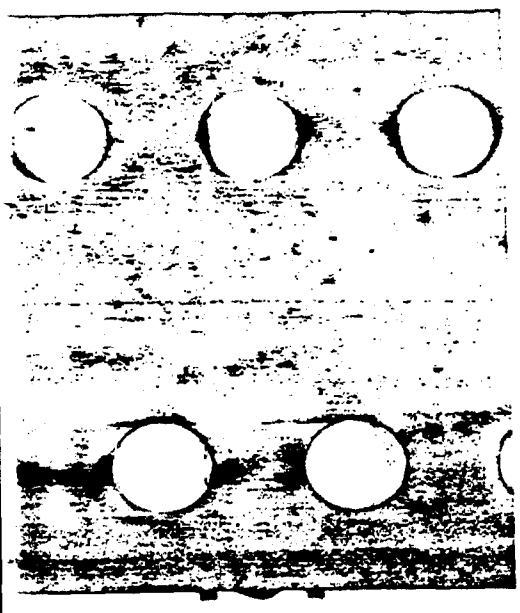
RECEIVED OF _____

FOR _____

BOOK 9439 PAGE 53

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



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82019
IDENTIF. ^ REFERENCE

94 AUG 17 PM 1:01

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

CAMT	76500.00
CON TX	283.05
[illegible]	1.00
MDEED	8.00
TOTAL	292.05
CHECK	292.05

08/17/94 01 13:01 0001 8809

No. 825263