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OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE)
COUNTY OF)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,467.21

David R. Kornguth
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 24th DAY OF August, 19 94

NOTARY PUBLIC

My Commission expires: 2/23/98

THIS INSTRUMENT PREPARED BY
Robert F. Doyle, Attorney, 613 Woodland Street, Nashville, Tenn. 37206
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
David R. Kornguth, et ux	America's Mortgage Servicing, Inc.	Map 150-6
(NAME)	(NAME)	
2944 Brantley Drive	P.O. Box 9411	Par. 9
(ADDRESS)	(ADDRESS)	
Antioch, Tenn. 37013	Gaithersburg, MD 20898	2DX-04403
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

JUDY N. DULIN AND HUSBAND, CHARLES J. DULIN

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

DAVID R. KORNGUTH AND WIFE, MICHELLE L. KORNGUTH

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 252 on the Plat of Cherry Hills, Section 8, of record in Book 4660, page 50, Register's Office for said County.

Said Lot No. 252 fronts 86 feet on the northwest margin of Brantley Drive and extends back 170.76 feet on the northeast line and 192.40 feet on the southwest line, to a line on the rear on which it measures 55.36 feet.

Being the same property conveyed to Judy N. Dulin by deed from Michael Donaven of record in Book 8450, page 448, said Register's Office.

This conveyance is made subject to a first mortgage lien in the original principal sum of $76,344.00 securing American Mortgage Company of Tennessee, Inc. of record in Book 7809, page 877, said Register's Office as assigned to America's Mortgage Servicing, Inc. of record in Book 8379, page 57, said Register's Office. The Grantees herein assume and agree to pay said indebtedness as it becomes due and payable. The Grantees assume the 1994 County and State land taxes.

unimproved ( )
This is improved (X) property, known as 2944 Brantley Drive, Antioch, Tennessee. 37013
(House Number) (Street) (City) (State) (Zip)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. We do covenant with said GRANTEES 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 24th day of August, 19 94.

Judy N. Dulin 8-24-94

Charles J. Dulin 8-24-94

INDIVIDUAL ACKNOWLEDGMENTS:

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STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Judy N. Dulin and Charles J. Dulin, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 24th day of August, 19 94.

My Commission expires:
3/23/96

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

STATE OF TENNESSEE }
County of }

1674 08/25 0101 03CHECK 317.50

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

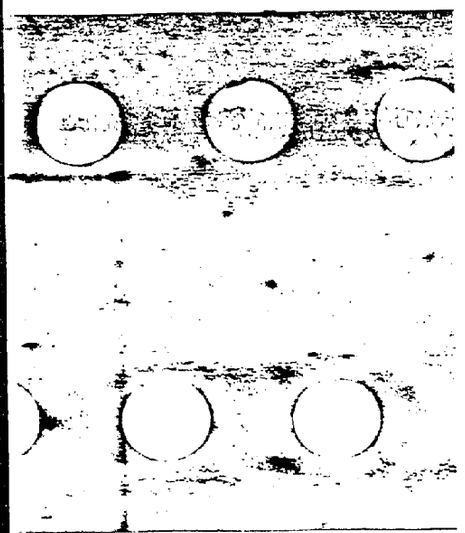
_____

Notary Public

94 AUG 25 AM 10:56

RECEIVED & RECORDED

84606





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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 83467.21
CON TX 308.95
PRFEE 1.00
WDEED 8.00
TOTAL 317.95
CHECK 317.95

08/25/94 01 10:55 0001 1654

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

84606
IDENTIFICATION REFERENCE

94 AUG 25 AM 10:56
REGISTER

No. 828068