BOOK 9460 PAGE 104

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $47,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF August, 1994

Notary Public

MY COMMISSION EXPIRES: 3/28/98

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
5034 Thoroughbred Ln., Ste A, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO: /and Mortgagee is:	MAP-PARCEL NUMBERS
Douglas J. Zay	same/ Source One Mtg. Services (NAME)	11D86165
1530 Ocoee Trail (STREET ADDRESS OR ROUTE NUMBER)	The Oaks Building 1001 Craig Rd. (STREET ADDRESS) Suite 456	063-02-0-089.00
Madison, TN 37 (CITY) (STATE) (P. O. ZIP)	St. Louis, MO 63146-6214 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Tom Yeargan and M. Gwendolyn Adams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Douglas J. Zay

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being lot No. 159 and one-half of lot No. 160 on the Plan of Nawakwa Hills, Powwow division, Section V, of record in Plat book 974, page 26, Register's Office for Davidson County, Tennessee.

Said lot No. 159 and one-half of lot No. 160 adjoin and front together 75 feet on the westerly side of Ocoee Trail and extend back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Tom Yeargan and M. Gwendolyn Adams by deed from Henry G. Cisneros, Secretary of Housing and Urban Development, of Washington, D.C. of record in book 9369, page 747, Register's Office for Davidson County, Tennessee.

89196
IDENTIF. & REFERENCE

94 SEP -8 PM 4:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

6582 09/08 0101 03CHECK 182.90

This is unimproved ( ) improved (X) property, known as 1530 (House Number) Ocoee Trail (Street) (P. O. Address) Madison (City or Town) (postal 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; and we do covenant with the 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 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 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 8th day of August, 1994

Tom Yeargan

Gwendolyn Adams

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tennessee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Tom Yeargan and M. Gwendolyn Adams

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 8th day of August, 1994

NOTARY PUBLIC

My commission expires:
5-28-95

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

WITNESS my hand and seal, at office in _____,
this _____ day of _____, 19____.

NOTARY PUBLIC

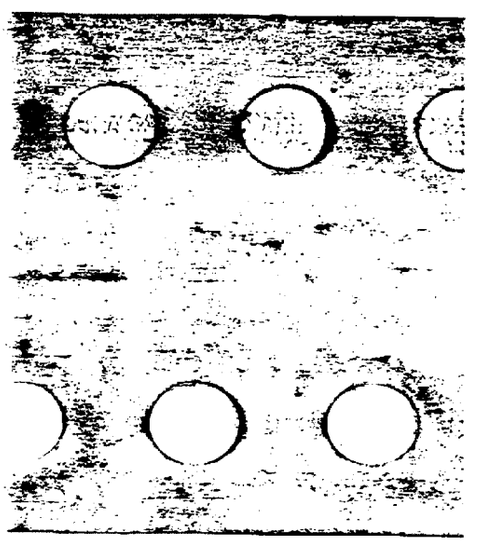
My commission expires:

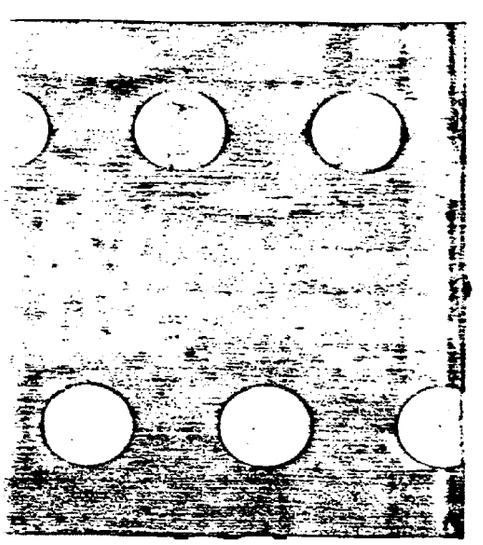
WARRANTY DEED

FROM

TO

PATRICIA SPICER CARDEN
Attorney At Law
5034 Thoroughbred Lane
Brentwood, Tennessee 37027





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 47000.00
CON TX 173.90
PRFEE 1.00
WDEED 8.00
TOTAL 182.90
CHECK 182.90

09/08/94 01 16:17 0001 6582

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

89196
IDENTIF. & REFERENCE

94 SEP -8 PM 4: 18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 832936