FILE BOX 45

BOOK 9474 PG 357

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF September 19 94

Notary Public

MY COMMISSION EXPIRES: May 24, 1997
(AFFIX SEAL)

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Keith D. Gunn (NAME)	America's Wholesale Lender (NAME)	MAP 136-13
904 Lenora Court (ADDRESS)	155 N. Lake Ave.; P.O. Box 7137 (ADDRESS)	PARCEL 131
Nashville, TN 37217 (CITY) (STATE) (ZIP)	Pasadena, CA 91109-7137 (CITY) (STATE) (ZIP)	

FOR AND 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, Dale H. Frybarger and wife, Deborah R. Frybarger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Keith D. Gunn and wife, Pamela D. Gunn

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:

BEING Lot No. 40, on the plan of Edge-O-Lake, Section 20-A, of record in Plat Book 5200, Page 183, Register's Office for Davidson County, Tennessee.

Said Lot No. 40 fronts 54.18 feet on the northerly margin of Lenora Court and extends back 157.72 feet on the broken easterly line and 124.83 feet on the westerly line to a dead line in the rear, measuring 85.92 feet thereon.

BEING the same property conveyed to Dale H. Frybarger and wife, Deborah R. Frybarger by deed from William Ralph LaFevor and wife, Deborah Adams LaFebor, of record in Book 6592, Page 927,, Register's Office for said County. See also Quitclaim Deed of record in Book 6694, page 929, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 5496, Page 697, Register's Office for said County.

94 SEP 26 AM 9:??
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

93908
IDENTIF. ↑ REFERENCE

unimproved ( )
This is improved (X) property, known as 904 Lenora Court, Nashville, TN 37217
(House Number) (Street) (P.O. Address) (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 hand s this 21st day of September 19 94

Dale H. Frybarger

Deborah R. Frybarger

FILE BOX 45

BOOK 9474 PG 358

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dale H. Frybarger and wife, Deborah R. Frybarger

the 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 purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21st day of September, 1994.

Commission expires May 24, 1997

Notary Public

PATRICIA NICHOLLS
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon ~~oath(s) acknowledged~~ _____ ~~to be the~~ _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

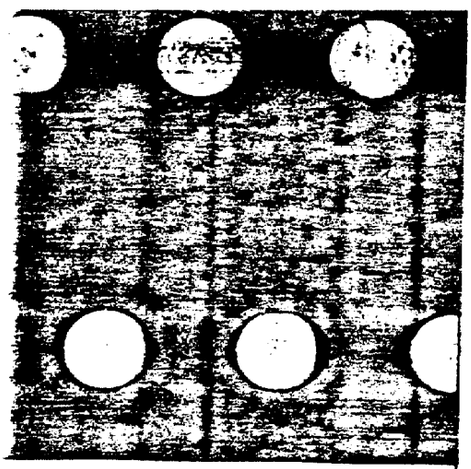
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19____.

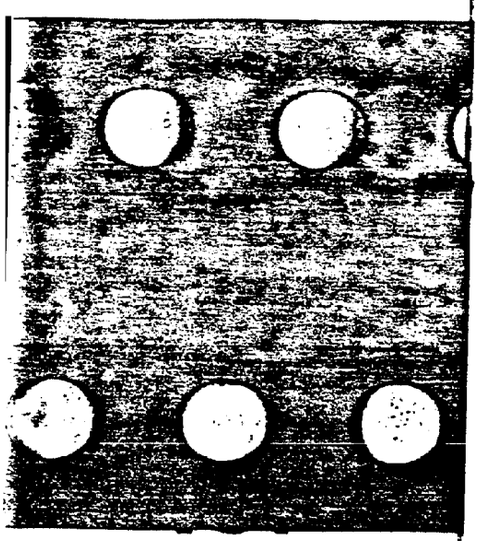
My commission expires _____

Notary Public

1713 09/26 0101 03CHECK

341.26





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

RECEIVED OF _____

FOR _____

BOOK 9474 PG 359

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 89800.00
CON TX 332.26
PRFEE 1.00
WDEED 8.00
TOTAL 341.26
CHECK 341.26

09/26/94 01 09:38 0001 1713

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

93908
IDENTIF. ↑ REFERENCE

94 SEP 26 AM 9:39
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 837994