WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 73,000.00

Derah Myers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF October 19 94.

Notary Public

MY COMMISSION EXPIRES: 5/24/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, Inc., 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Derah Myers (NAME)	America's Wholesale Lender (NAME)	MAP 105-1
1025 15th Avenue, South (ADDRESS)	750 Old Hickory Blvd., Suite 286 (ADDRESS)	PARCEL 147
Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	Brentwood, Tennessee 37027 (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, Edwin G. Kirkland and wife, Marie B. Kirkland

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Derah Myers, unmarried

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. 106 in the subdivision of Lot Nos. 74, 75, and 8 of the Boyd Ament tract of land, as of record in Book 21, page 83, Register's Office for said County.

Said Lot No 106 fronts 50 feet on the westerly side of 15th Avenue, South, formerly Bowles Street, and runs back between parallel lines 140.6 feet to an alley.

BEING the same property conveyed to Edwin G. Kirkland and wife, Marie B. Kirkland by deed from Hale E. Wilson and wife, Martha F. Wilson of record in Book 8726, page 530, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements and restrictions of record.

94 OCT 21 AM 9:06
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

01711
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 1025 15th Avenue, South, Nashville, Tennessee 37212
(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 19th day of October, 19 94

Edwin G. Kirkland

Edwin G. Kirkland

Marie B. Kirkland

Marie B. Kirkland

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 Edwin G. Kirkland and wife, Marie B. Kirkland

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 19th day of October, 19 97.

Commission expires 5/24/97

Notary Public

ROBERT LARGE NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

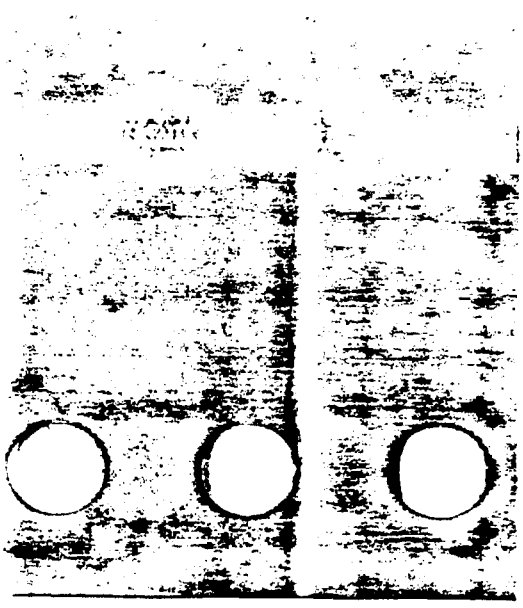
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

0153 10/21 0101 03CHECK 279.10



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

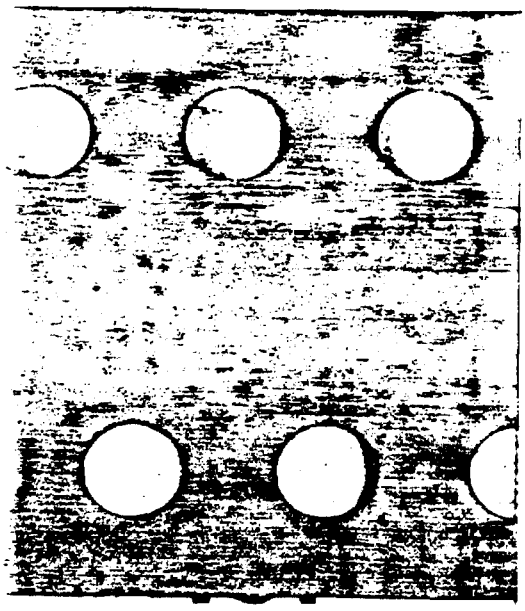
RECEIVED OF _____

FOR _____

BOOK 9498 PG 732

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	73000.00
			CON TX	270.10
			PRFEE	1.00
			WDEED	8.00
			TOTAL	279.10
			CHECK	279.10
10/21/94	01		09:06 0001	0153



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01711
IDENTIF. ↑ REFERENCE

94 OCT 21 AM 9:06
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 846318