Box 17

WARRANTY DEED

BOOK 9504 PG 171

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 152,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF October 19 94

Notary Public

MY COMMISSION EXPIRES: 11/22/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven B. Willets (NAME)	NationsBanc Mortgage Corporation (NAME)	MAP 95-11
2408 Cloverdale Road (ADDRESS)	P.O. Box 35140 (ADDRESS)	PARCEL 32
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Louisville, KY 40232 (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, Ruth S. Hastings, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven B. Willets and wife, Jan R. Thrasher

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 a lot in the 3rd Civil District of Davidson County, Tennessee at the intersection of Cloverdale Court and Cloverdale Road, described according to a survey made June 30, 1976, by Southern Land and Associates, Inc., as follows:

Beginning at an iron pin in the North margin of Cloverdale Road, a corner with the Fink property; thence with Fink and Vaden North 03 degrees 10 minutes 00 seconds West 258.49 feet to an iron pin; thence with Horn North 84 degrees 56 minutes 48 seconds East 222.44 feet to a point in the West margin of Cloverdale Court; thence with Cloverdale Court South 10 degrees 26 minutes 00 seconds East 152.80 feet to a point thence along a curve to the right having a radius of 767.82 feet for a distance of 87.11 feet to a point; thence along a curve to the right having a radius of 25.00 feet for a distance of 39.27 feet to a point in the margin of Cloverdale Road; thence with Cloverdale Road South 86 degrees 04 minutes 00 seconds West 193.50 feet to an iron pin; thence with said road along a curve to the right having a radius of 475.00 feet for a distance of 29.60 feet to the beginning, containing 1.43 acres, more or less, by survey of Southern Land & Associates, Inc., June 30, 1976.

Being the same property conveyed to Wilbur T. Hastings and wife, Ruth S. Hastings by deed from A. D. Wilkes and wife, Ona Mae Wilkes of record in Book 5043, page 609, Register's Office for Davidson County, TN. The said Wilbur T. Hastings having since died and the property vested in Ruth S. Hastings by estate by the entireties.

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

The legal description is the same as the previous deed of record.

unimproved ( )
This is improved (X) property, known as 2408 Cloverdale Road, Nashville, TN 37214
(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 my hand this 27th day of October 19 94

2108 10/28 0101 03CHECK 571.40

Ruth S. Hastings

Ruth S. Hastings

STATE OF TENNESSEE

BOOK 9504 PG 172

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruth S. Hastings

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 instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of October 19 94.

Commission expires 11/22/97

Laura A. Bailey
Notary Public

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 _____

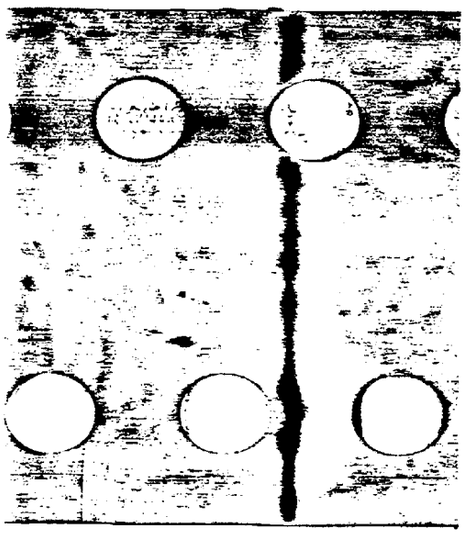
_____
Notary Public

IDENTIF. & REFERENCE

03625

94 OCT 28 PM 2:18

FELIX [illegible]
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

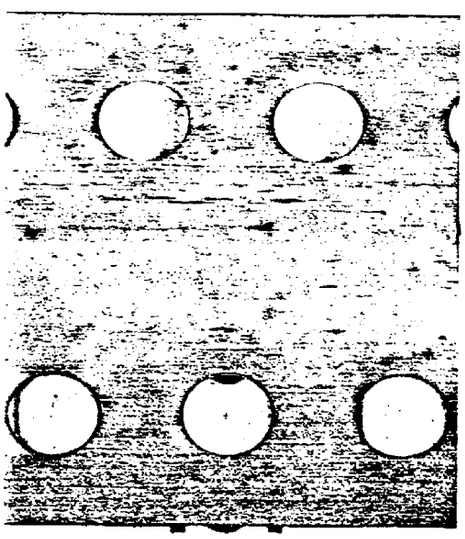
RECEIVED OF _____

FOR _____

BOOK 9504 PG 173

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 152000.00
CON TX 562.40
PRFEE 1.00
WDEED 8.00
TOTAL 571.40
CHECK 571.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/20/94 01 09:21 0001 2108

03625
IDENTIF. # REFERENCE

94 OCT 28 AM 9:18
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 848426