BOOK 9511 PG 181

THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

ADDRESS NEW OWNER:

ALFRED TATE ROGERS AND WIFE,
MARTHA STONE ROGERS
400 TIMBER LANE
NASHVILLE TN 37215
SEND TAX BILLS TO:

FIRST UNION MORTGAGE CORPORATION
POST OFFICE BOX 12701
ROANOKE, VIRGINIA 24027-2701

MAP/PARCEL NUMBER:

MAP 119-14, PARCEL 353

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS FOR THIS TRANSFER IS $61,029.31.

Martha S. Rogers
AFFIANT
Subscribed and sworn to me, this the 19 day of AUGUST, 1994.

Notary Public
My commission expires 5/1/96

05833
IDENTIF. ↑ REFERENCE

94 NOV -3 AM 11:57
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND no/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, including a certain indebtedness from James Anthony Cothren and wife, Joy Geovonna Cothren, to D. Gene Merrill and Frederick E. Brooks, Trustees, as evidenced by a Deed of Trust of record in Book 7552, page 619, Register's Office for Davidson County, Tennessee, the liability for which the Grantees hereby expressly assume and hold Grantor harmless from same, the receipt and sufficiency of which are hereby expressly acknowledged, I, BARRY ALAN HUBER, MARRIED MAN, hereinafter referred to as GRANTOR, have this day bargained and sold, and do hereby transfer and convey unto the said ALFRED TATE ROGERS AND WIFE, MARTHA STONE ROGERS, hereinafter referred to as GRANTEES, THEIR successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTOR in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 3011 WINGATE AVENUE, NASHVILLE, TN.

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TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEES, THEIR successors, heirs and assigns forever, I covenant that I AM lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

I further covenant and bind MYSELF and MY heirs and representatives, to warrant and forever defend the title to said GRANTEES, THEIR successors, heirs and assigns, against the lawful claims of all persons.

TRACY M. HUBER, wife of the Grantor herein, joins in this conveyance for the sole purpose of conveying any right, title and interest she may have in and to the property described herein, marital or otherwise.

WITNESS MY HAND this 19 day of OCTOBER, 1994.

BARRY ALAN HUBER

TRACY M. HUBER

ALFRED TATE ROGERS

MARTHA STONE ROGERS

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BARRY A. HUBER, and wife, Tracy M. Huber the within named BARGAINOR, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that THEY executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 19 day of OCTOBER, 1994.

notary public

My commission expires: 5-11-96

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ALFRED TATE ROGERS AND WIFE, MARTHA STONE ROGERS, the within named BARGAINORS, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that THEY executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 19 day of OCTOBER, 1994.

notary public

My commission expires: 5-11-96

EXHIBIT 'A'

LAND in Davidson County, Tennessee, being Lot No. 4 on the Plan of Re-subdivision of Lots 36, 37 and 38 William Lee's Subdivision of Roth Property, of record in Book4 300, page 10, Register's Office for said County.

Said Lot No. 4 fronts 64.55 feet on the westerly margin of Wingate Avenue and extends back 90.90 feet on the northerly line and 160.95 feet on the southerly line to a dead line in the rear measuring 95.25 feet thereon.

Being the same property conveyed to Barry Alan Huber by Warranty Deed from James Anthony Cothren and wife, Joy Geovonna Cothren, of record in Book 8915, page 126, Register's Office for Davidson County, Tennessee.

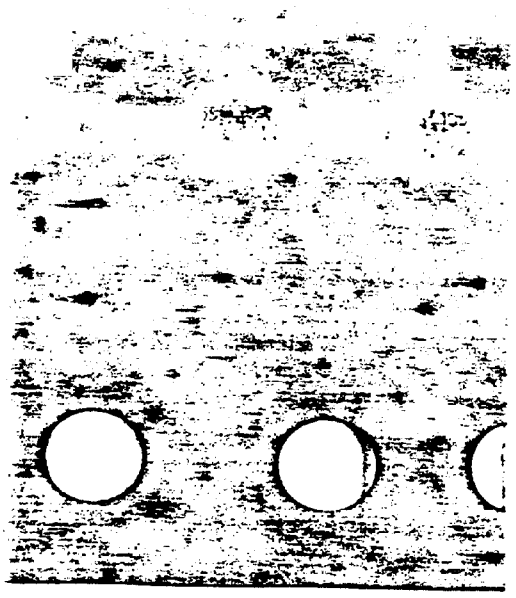
EXHIBIT 'B'

1. Real property taxes for 1994 and all future years.

2. All matters set forth on the Plan of record in Book 4300, page 110, said Register's Office, including any and all setback lines, easements, etc., as shown thereon.

3. Deed of Trust from James Anthony Cothren and wife, Joy Geovonna Cothren, to D. Gene Merrill and Frederick E. Brooks, Trustees, of record in Book 7552, page 619, said Register's Office, to secure to Atlantic Coast Mortgage Company the payment of one note dated May 23, 1988, in the original principal amount of $52,750.00, due and payable as set forth therein.

4469 11/03 0101 03CHECK 238.81



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

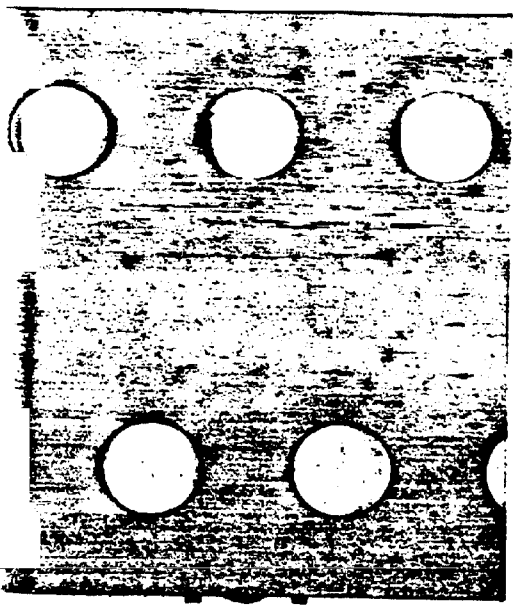
RECEIVED OF _____

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



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CAMT	61029.31
CON TX	225.81
PRFEE	1.00
MORTG	12.00
TOTAL	238.81
CHECK	238.81

11/03/94 01 11:57 0001 4469

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IDENTIF. ↑ REFERENCE

94 NOV -3 AM 11:57

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 850758