60

This Instrument Prepared By:

Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 200
Brentwood, TN 37027

WARRANTY DEED

BOOK 9526 PG 221

ADDRESS NEW OWNER:
William J. Mau
838 Hillwood Boulevard
Nashville, TN 37209

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
PNC Mortgage Corp. of America
440 N. Fairway Drive
Vernon Hills, IL 60061

MAP AND PARCEL:
MAP 102-08-0
GROUP
PARCEL 055.00

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Brian P. Tiell and wife, Jennifer L. Tiell, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto William J. Mau, unmarried, hereinafter called the Grantee, his 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. 52 on the Plan of Horton Heights-Section VII, of record in Book 2133, page 25, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Brian P. Tiell and wife, Jennifer L. Tiell, by deed from Harvey E. Jacobs and wife, Patricia A. Jacobs, of record in Book 8634, page 741, Register's Office for Davidson County, Tennessee.

This is improved property known as 838 Hillwood Boulevard, Nashville, TN 37209.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1995 and subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William J. Mau, unmarried, his heirs and assigns, forever; and we, Brian P. Tiell and wife, Jennifer L. Tiell, do covenant with the said Grantee 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 Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 18th day of November, 1994.

Brian P. Tiell

Jennifer L. Tiell

BOOK 9526 PG 222

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Brian P. Tiell and wife, Jennifer L. Tiell the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 18th day of November, 1994.

Robert M. Luff
NOTARY PUBLIC

My Commission Expires: November 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 124,900.00.

William J. Mann
AFFIANT

Subscribed and sworn to before me this 18th day of November, 1994.

Robert M Luff
NOTARY PUBLIC

My Commission Expires: November 20, 1996

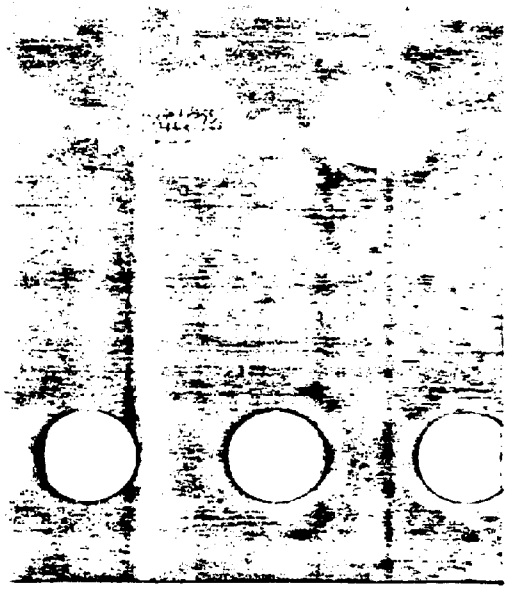
I0841

IDENTIF. & REFERENCE

94 NOV 22 AM 8:49

FELIX A. LIEBERMAN REGISTER
DAVIDSON COUNTY, TN.

5091 11/22 0101 03CHECK 471.13



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

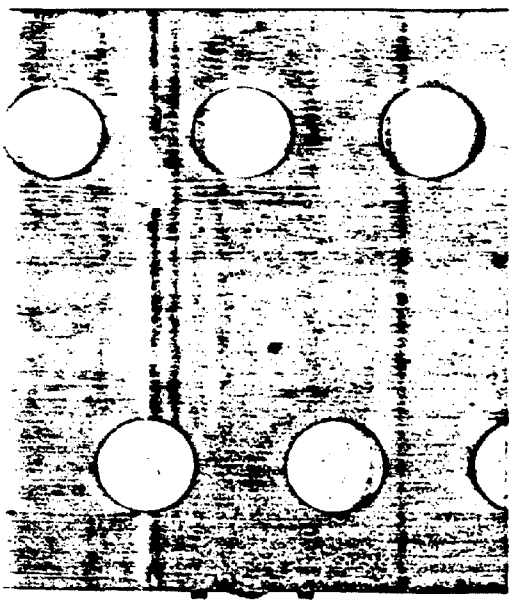
RECEIVED OF _____

FOR _____

BOOK 9526 PG 223

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



10841

IDENTIF. ↑ REFERENCE

94 NOV 22 AM 8:49

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

AMT
124900.00
CON TX 462.13
PRFEE 1.00
MISC 8.00
TOTAL 471.13
CHECK 471.13

11/22/94 01 08:49 0001 6091

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 856143