Prepared by: Weldon B. White, Jr.

WARRANTY DEED

BOOK 9529 PG 711

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James L. Simmons and wife,	Union Planters Mortgage Co.	map 131-5-B
NAME: Mary S. Simmons	NAME:	
330 Summit Ridge Circle	P.O. Box 3137	par 330-CO
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Memphis, TN 38173-0137	
(CITY) (P.O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of... Ten and 00/100 ---------- ($10.00) ---------- *Dollars,*
Cash in hand paid by the Grantees, hereinafter named, and other good and valuable consideration, including the assumption by said Grantees of the unpaid balance of that indebtedness owing to Union Planters National Bank as evidenced by that deed of trust of record in Book 6885, page 55, as re-recorded in Book 6919, page 530, and in Book 6940, page 702, Register's Office for Davidson County, Tennessee,

Martha A. Monroe, single, hereinafter called Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said... James L. Simmons and wife, Mary S. Simmons, hereinafter called Grantees, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Unit No. 330 on the Plan of Four Seasons Condominiums, as shown on Exhibit "D" to the Master Deed of record in Book 6841, at page 390, together with an undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Master Deed of record in Book 6841, page 349, Register's Office for said County, to with reference is made for a more complete description of said Unit.

Being the same property conveyed to Grantor by deed from Linda S. Harris, Trustee, of record in Book 8847, page 407, as re-recorded in Book 8852, page 372, said Register's Office.

Said Unit No. 330 is conveyed subject to said Master Deed and matters of record in said Register's Office affecting said Unit.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 70,000.00

Subscribed and sworn to before me, this the 23rd day of November, 1994

Affiant

My commission expires 12/30/95 (Affix Seal)

Notary Public

unimproved( )
This is improved (X) property, known as 330 Summit Ridge Circle, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town)

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 as stated herein.

I *further covenant and bind...* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said...* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons*

Witness... my *hand...* this 23rd *day of* November 94 *...the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date*

Martha A. Monroe
Martha A. Monroe

BOOK 9529 PG 712

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personallly appeared before me, the undersigned *a Notary Public in and for said County and State,* Martha A. Monroe

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purpose therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 23rd *day of* November, 1994

Notary Public

Commission expires January 22, 1995

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ..... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ..... *this* ..... *day of* ..... *19* .....

..... *Notary Public*

Commission expires .....

12008
IDENTIF. # REFERENCE

PICK-UP

94 NOV 28 PM 1:04

DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

Martha A. Monroe

TO

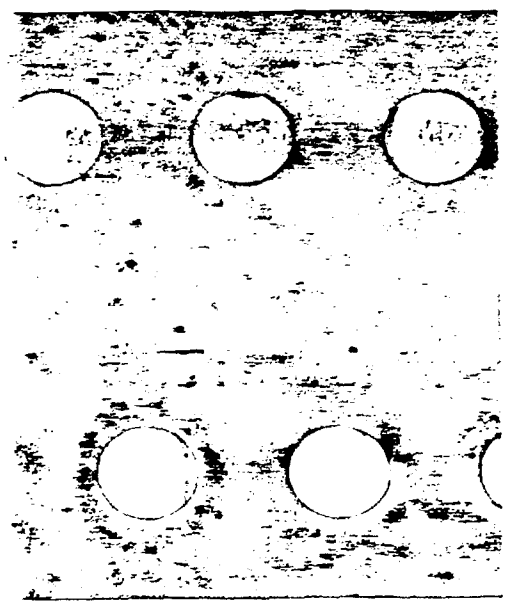
James L. Simmons and wife,
Mary S. Simmons

7321 11/28 01:01 DEPOSIT 268.00

Compliments of

Colonial Title Company

Suite 110, Continental Plaza
4301 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215



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

RECEIVED OF _____

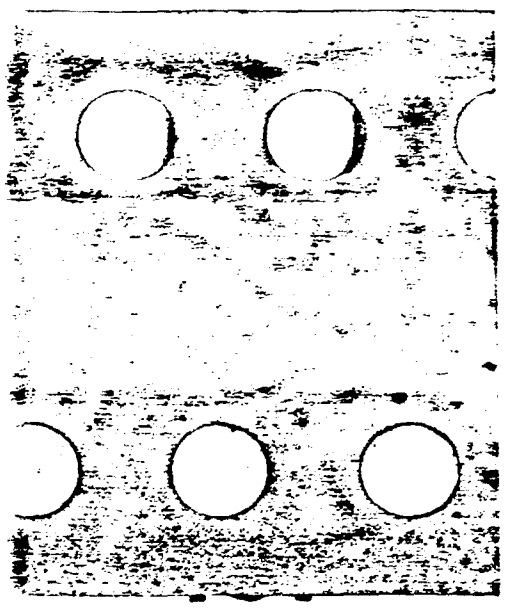
FOR _____

BOOK 9529 PG 713

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 70000.00
CON TX 259.00
PRFEE 1.00
WDEED 8.00
TOTAL 268.00
CHECK 268.00
11/28/94 01 13:04 0001 7321



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12008
IDENTIF. & REFERENCE

94 NOV 28 PM 1:04
FELIX Z. WILSON
DAVIDSON COUNTY, TN.

No. 857363