This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9536PG273

ADDRESS NEW OWNER:
Lois G. Stinson
1215 Coarsey Drive
Nashville, Tennessee 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Quality Mortgage USA,Inc.
16800 Aston Street
Irvine, California 92714

MAP AND PARCEL:

MAP	107
GROUP	13
PARCEL	60

WARRANTY DEED

9528 12/02 0101 03CHECK 249.50

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, I, Robbie Jean Haynes, an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Lois G. Stinson,an unmarried person, hereinafter called the Grantee, her 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. 308 on the Map of Miro Meadows, 2nd Addition, as of record in Book 1424, page 112, and amended in Book 1780, page 246, Register's Office for said County.
>
> Said Lot No. 308 fronts 93 feet on the Southerly side of Coarsey Drive and runs back 160.4 feet on the Easterly line and 166.1 feet on the Westerly line, to a dead line in the rear, measuring 93.1 feet thereon.
>
> Being the same property conveyed to Howard F. Haynes and wife, Robbie Jean Haynes by deed from A. & C. Homes, Inc., a Tennessee corporation, as of record in Book 1781, page 605, Register's Office for Davidson County, Tennessee; the said Howard F. Haynes since being deceased.

This is improved property known as 1215 Coarsey Drive, Nashville, TN 37211.

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

1. Subject to 1994 property taxes which have been paid.
2. Matters shown on the Plan of record in Book 1424, page 112, as amended in Book 1780, page 246, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lois G. Stinson,an unmarried person, her heirs and assigns, forever; and I, Robbie Jean Haynes,an unmarried person, do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her 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 my hand this the 30th day of November, 1994.

Robbie Jean Haynes

Robbie Jean Haynes

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Robbie Jean Haynes, an unmarried person, 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 30th day of November, 1994.

NOTARY PUBLIC

My Commission Expires: Nov 20, 1996

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 65,000.00.

Lois G Stinson
AFFIANT

Subscribed and sworn to before me this 30th day of November, 1994.

NOTARY PUBLIC
My Commission Expires: Nov 20, 1996

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

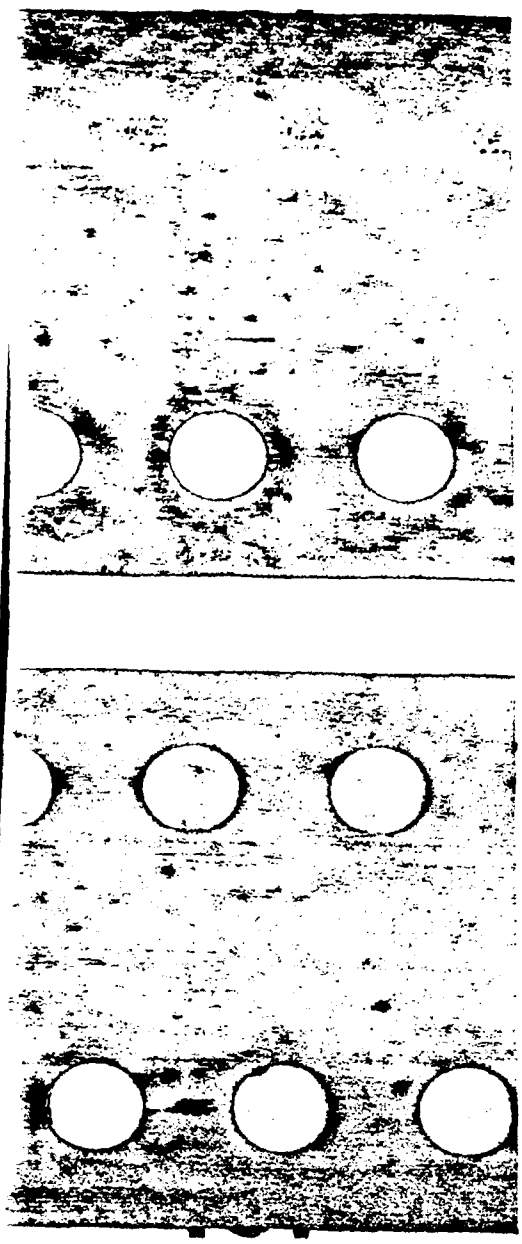
11,027
IDENTIFICATION REFERENCE

94 DEC -2 AM 11:49

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 9536 PG 275

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 65000.00
CON TX 240.50
PRFEE 1.00
WDEED 8.00
TOTAL 249.50
CHECK 249.50
12/02/94 01 11:49 0001 9528

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

14027
IDENTIF. & REFERENCE

94 DEC -2 AM 11:49
DAVIDSON COUNTY, TN.

No. 859542