BOOK 9537 PG 63

27+

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 94,000.00

William J. Dorsten
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November, 19 94

Notary Public

MY COMMISSION EXPIRES: JULY 27, 1996
(AFFIX SEAL)

LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William J. Dorsten (NAME)	Mortgage Service America Co. (NAME)	146-4
4822 Briarwood Drive (ADDRESS)	545 Marriott Drive, Suite 140 (ADDRESS)	83
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Nashville, TN 37214 (CITY) (STATE) (ZIP)	6DU 22365

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, Anthony Lee Irwin and wife, Laura E. Irwin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William J. Dorsten and wife, Rebecca J. Dorsten and Jerome L. Dorsten

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 Lot No. 565, on the Plan of Caldwell Hall, Section XIV, of record in Book 3300, page 77, Register's Office of said County.

Said Lot No. 565 fronts 95 feet on the northeasterly side of Briarwood Drive and extends back 245.29 feet on the southeasterly line and 262.63 feet on the northwesterly line to a line in the rear in which is measured 146.14 feet.

Being the same property conveyed to Anthony Lee Irwin and wife, Laura E. Irwin by deed from Carmen M. Jones a.k.a. Carmen Jones Cornell of record in Book 9142, page 448, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 3433, page 100 and amended in Book 3436, page 335, said Register's Office.

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

14268 IDENTIFICATION REFERENCE

94 DEC -5 AM 8:10 DAVIDSON COUNTY, TN.

9779 12/05 0101 03CHECK 356.80

unimproved ( )
This is improved (X) property, known as 4822 Briarwood Drive, Nashville, TN 37211
(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 our hand s this 30th day of November, 19 94

Anthony Lee Irwin

Anthony Lee Irwin

Laura E. Irwin

Laura E. Irwin

BOOK 9537 PG 64

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anthony Lee Irwin and wife, Laura E. Irwin

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 30th day of November, 19 94.

Commission expires July 27, 1996

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

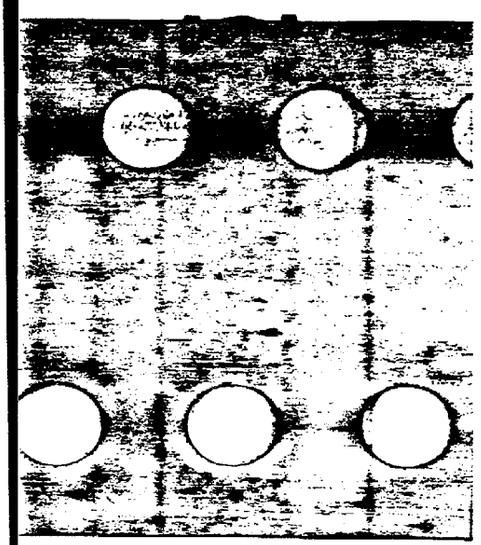
STATE OF TENNESSEE
COUNTY OF

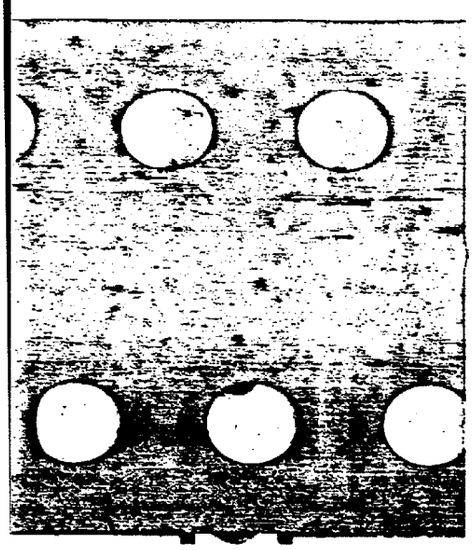
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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





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

RECEIVED OF _____

FOR _____

BOOK 9537 PG 65

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 94000.00
CON TX 347.80
PRFEE 1.00
WDEED 8.00
TOTAL 356.80
CHECK 356.80

12/05/94 01 08:18 0001 9779

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

14268
IDENTIF. & REFERENCE

94 DEC -5 AM 8:18

DAVIDSON COUNTY, TN.

No. 859787