STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $82,149.02.

Dortha Jean Jobe
Affiant

My Commission Expires: 4/21/96

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF DECEMBER, 1994.

Notary Public

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
Bobby D. Davis, Attorney
Madison Title Company
2031 Gallatin Road North
Madison, Tennessee 37115

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Dortha Jean Jobe 121 Ellington Place Madison, TN 37115	PNC Mortgage of America 8240 NW 52nd Terrace, Suite 405 Miami, Fl 33166	51-10B-32

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of a certain note and deed of trust executed by Wayne Hilton and wife, Patricia S. Hilton to Stephen R. Josleyn, Trustee, payable to the order of CityFed Mortgage Corporation, in original princpial amount of $83,200.00, payable as set forth therein, and recorded in Book 7044, page 820, re-recorded in Book 7129, page 984, Register's Office, Davidson County, Tennessee, and assigned to Sears Mortgage Corporation by instrument in Book 8688, page 115, Register's Office, which the Grantee herein agrees to assume and pay in full and hold Grantors harmless from same,

We, **ROY M. HOWZE and wife, YVONNE B. HOWZE**, (the "Grantors") have this day bargained and sold, and do hereby transfer and convey unto the said **DORTHA JEAN JOBE, a single woman**, (the "Grantee"), her successors and assigns, certain real estate located in Davidson County, Tennessee, described as follows, to-wit:

A certain condominium apartment located in Davidson County, Tennessee, described as follows:
Unit No. 121, in a Horizontal Property Regime, which is located on the Plan of Ellington Place Condominium, a unit plat of which is shown as Exhibit "C", of the Master Deed of record in Book 6984, page 84, Register's Office for said County to which reference is here made for a more particular description, and being part of the land shown on the subdivision of Ellington Place Condominiums of record in Book 6250, page 829, Register's Office of Davidson County, Tennessee.
Being the same property conveyed to Roy M. Howze and wife, Yvonne B. Howze, by deed from Wayne E. Hilton and iwfe, Patricia S. Hilton, of record in Book 9138, page 764, Register's Office, Davidson County, Tennessee.

This is improved/unimproved property known as 121 Ellington Place, Madison, Tennessee 37115

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, her successors, heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered, except as stated herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real

THIS INSTRUMENT IS PREPARED UPON INFORMATION FURNISHED BY THE PARTIES AND NO REPRESENTATION AS TO STATUS OF TITLE IS HEREBY AFFORDED.

estate to said Grantee, her successors, heirs and assigns, against the lawful claims of all persons.

Whenever 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 hand(s) this the 15th day of December, 1994.

Roy M Howze
ROY M. HOWZE, Grantor

Dortha Jean Jobe
DORTHA JEAN JOBE, Grantee

Yvonne B Howze
YVONNE B. HOWZE, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, Roy M. Howze and wife, Yvonne B. Howze, the within named bargainor, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 15th day of December, 1994.

Dianne M. Cathey
NOTARY PUBLIC

My Commission Expires: 4/21/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, Dortha Jean Jobe, the within named bargainor, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 15th day of December, 1994.

Dianne M. Cathey
NOTARY PUBLIC

My Commission Expires: 4/21/96

17781
IDENTIF. + REFERENCE

94 DEC 16 AM 10:18
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

3722 12/16 0101 03CHECK 312.77



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

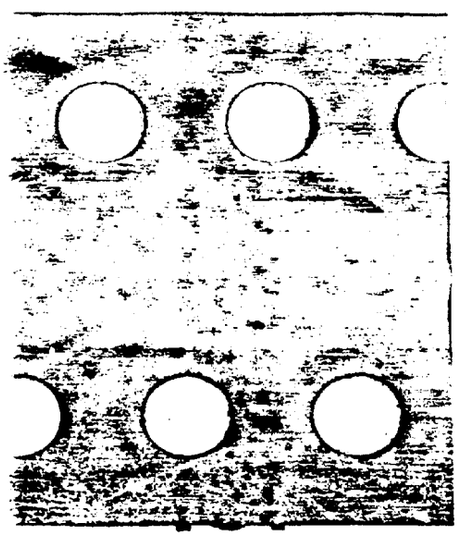
RECEIVED OF _____

FOR _____

BOOK 9547 PG 250

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 82149.02
CON TX 303.77
PRFEE 1.00
MTGFEE 8.00
312.77
CHECK 312.77

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/16/94 01 10:18 0001 3722

17781
IDENTIF. & REFERENCE

94 DEC 16 AM 10:18

REGISTER
DAVIDSON COUNTY, TN.

No. 863673