ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Lorie A. McDonald 1012 Rachel Square Hermitage, Tn 37076	PNC Mortgage Corp. of America 333 East Butterfield Lombard, IL 60148	Map 075-110 Parcel 274.00

This instrument prepared by: Joseph V. Ferrelli, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Jesse F. James and Nancy A. James, (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto Lorie A. McDonald, married, (The "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 100-B of the Zone Lot Division of Lots 80 thru 101 and 103 thru 107 Rachel's Square, Section 2, as of record in Plat Book 6250, page 542, Regiter's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Jesse F. James and Nancy A. James by Cash Deed for Tennessee from Secretary of Housing and Urban Development, Register's Office for Davidson County, Tennessee.

This property is commonly known as 1012 Rachel Square, Hermitage, TN 37076.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to Century Mortgage Corp. of record in Book 8829, page 218, said Register's Office and has since been assigned to PNC Mortgage Corp. of America, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the grantee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $59,900.00.

Lorie A. McDonald
Affiant

Subscribed and sworn to before me this 19th day of December, 1994.

Joseph V. Ferrelli
Notary Public

My Commission Expires 11/20/96

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantee, her successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 19th day of December, 1994.

Jessie F. James

Nancy A. James

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 Jessie F. James and wife, Nancy A. James 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 instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 19th day of December, 1994.

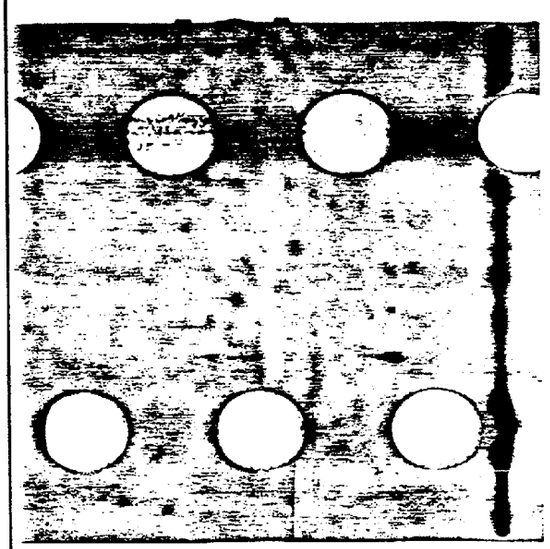
Notary Public

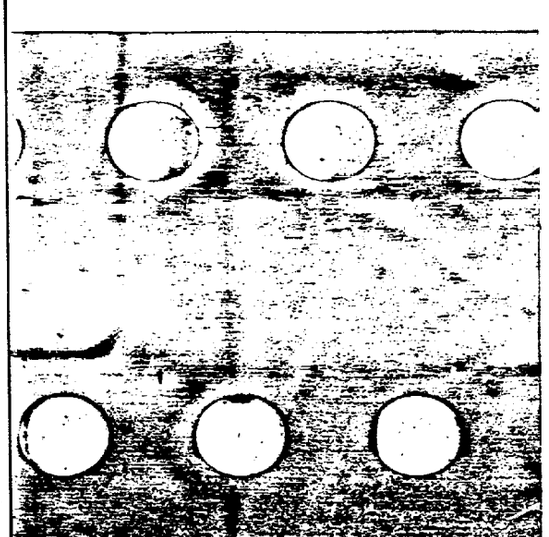
My Commission Expires: 11/20/96

5404 12/21 0101 03CHECK 230.63

19326
IDENTIFICATION REFERENCE

94 DEC 21 PM 2:58
REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 9552 PG 609

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 59900.00
CON TX 221.63
PRFEE 1.00
WDEED 8.00
TOTAL 230.63
CHECK 230.63

12/21/94 01 14:59 0001 5404

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19326
IDENTIF. & REFERENCE

94 DEC 21 PM 2:58

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 865330