BOOK 9562 PG 824

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 53,250.00

Julie Renee Ryan
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 5-23-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW
1187 Vultee Boulevard, Nashville, TN 37217 111 West College Street, Murfreesboro, TN 37130 245 Dover Road, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julie Renee Ryan (NAME)	First Republic Mortgage (NAME)	MAP 94-8
1909 Dahlia Drive (ADDRESS)	3310 West End Avenue, 4th Floor (ADDRESS)	PARCEL 34
Nashville, Tennessee 37210 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (CITY) (STATE) (ZIP)	

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, Thomas E. Rolen, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Julie Renee Ryan, an unmarried person

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. 28 on the Plan of Dahlia Gardens, as of record in Plat Book 2663, Page 93, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Thomas E. Rolen and wife, Marsha B. Rolen by deed from Donald J. Williams and wife, Deborah Williams of record in Deed Book 6959, page 254 and to Thomas E. Rolen, unmarried by Quitclaim Deed from Marsha B. Rolen of record in Book 8326, page 937, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 2856, page 63, Register's Office for said County.

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

95 JAN -4 AM 8:16
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

22510
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 1909 Dahlia Drive, Nashville, Tennessee 37210
(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 my hand this 30th day of December 19 94

Thomas E. Rolen

Thomas E. Rolen

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9562 PG 825

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas E. Rolen, 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 he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of December, 19 84.

Commission expires 5-23-88

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

3855 12/04 0101 03CHECK 205.84

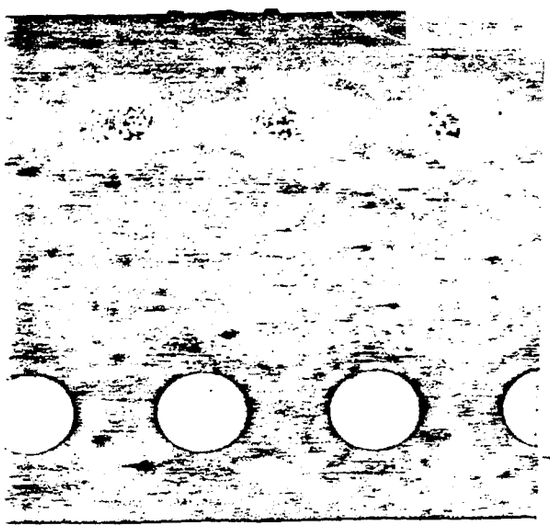
RETURN TO:
CUMBERLAND TITLE COMPANY

[X] 1187 Vultee Boulevard
Nashville, Tennessee 37217

[ ] 111 W. College Street
Murfreesboro, Tennessee 37130

EDWARD SEDDON
ATTORNEY - AT - LAW

[ ] 245 Dover Road
Clarksville, Tennessee 37040



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

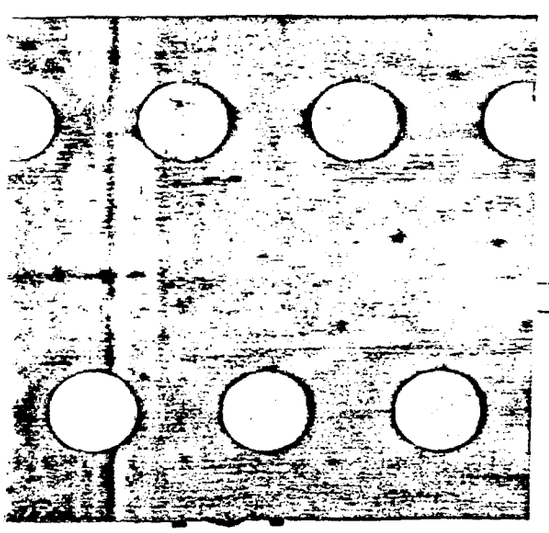
RECEIVED OF _____

FOR _____

BOOK 9562 PG 826

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 53250.00
CON TX 196.84
PRFEE 1.00
WDEED 8.00
TOTAL 205.84
CHECK 205.84

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/04/95 01 08:15 0001 0855

22510
IDENTIF. ← REFERENCE

95 JAN -4 AM 8:16
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 868730