BOOK 53

WARRANTY DEED

BOOK 9579 PG 104

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 37,900.00
Sedona Richardson
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
24th DAY OF January 19 95
Cindy Adams
Notary Public
MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SEDONA RICHARDSON (NAME)	SUNBELT NATIONAL MORTGAGE (NAME)	MAP 61-10
3858 HUTSON AVENUE (ADDRESS)	111 WESTWOOD PLACE, #109 (ADDRESS)	PARCEL 15
NASHVILLE, TN 37216 (CITY) (STATE) (ZIP)	BRENTWOOD, TN 37027 (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, PEARL STINSON, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SEDONA RICHARDSON

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 the northerly one-half of Lot No. 231 on the Map of Maplewood Heights Second Subdivision, as of record in Book 547, pages 103 and 104, Register's Office for Davidson County, Tennessee.

Said northerly one-half of Lot No. 231 fronts 50 feet on the westerly side of Hutson Avenue and runs back between parallel lines 300 feet to the westerly line of said Subdivision.

Being the same property conveyed to PEARL STINSON, by Deed of record in Book 1514, page 100, Register's Office for Davidson County, Tennessee.

28265
IDENTIF. & REFERENCE

95 JAN 26 AM 10:25
REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 3858 HUTSON AVENUE, NASHVILLE, TN 37216
(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 24th day of January 19 95

Pearl Stinson

PEARL STINSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9579 PG 105

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PEARL STINSON

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 instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE _____, Tennessee, this 24th day of January 19 95

Commission expires 11/20/96

Notary Public

CARL W. NORRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF

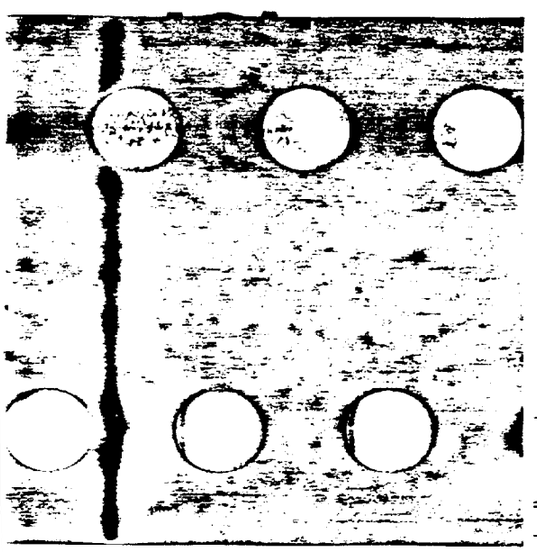
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that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

5332 01/26 01:01 03CHECK 149.23



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

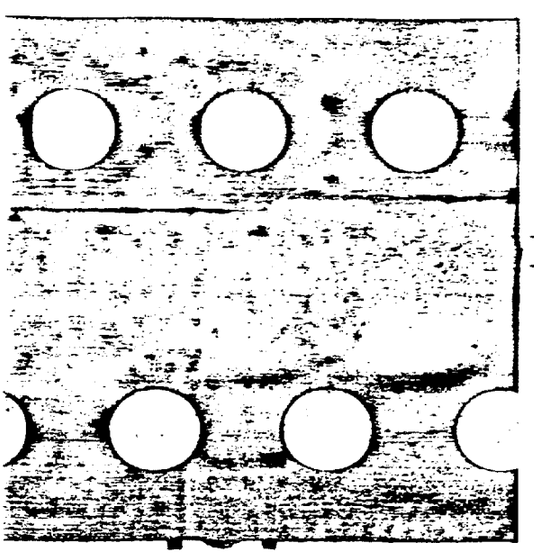
RECEIVED OF _____

FOR _____

BOOK 9579 PG 106

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 37900.00
CON TX 140.23
PRFEE 1.00
WDEED 8.00
TOTAL 149.23
CHECK 149.23

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/26/95 01 10:25 0001 5332

28265
IDENTIF. ↑ REFERENCE

95 JAN 26 AM 10:25
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 875125