BOOK 9599 PG 204

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 75,500.00

Anthony C. Stewart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
17th DAY OF February 19 95

Notary Public

MY COMMISSION EXPIRES: May 24, 1997
(AFFIX SEAL)

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anthony C. Stewart (NAME)	North American Mortgage Company (NAME)	MAP 74-040
804 Hermitage Ridge (ADDRESS)	12977 N. Forty Drive, Ste. 200 (ADDRESS)	PARCEL 35.00
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	St. Louis, MO 63141 (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, Richard A. Raines, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Anthony C. Stewart and wife, Cynthia R. Stewart

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. 8 on the plan of Hermitage Hills, Section 12, Revised, of record in Book 4765, Page 125, Register's Office for Davidosn County, Tennessee.

Said Lot 8 front 80.0 feet on the southwest margin of Hermitage Ridge and extends back between lines 133.47 feet on the northwest line, and 138.64 feet on the southeast line to a line on the rear which is a broken line on which it measures 94.55 feet.

BEING the same property conveyed to Richard A. Raines, Jr. and wife, Claire L. Raines by deed from Home Federal Savings & Loan Association of Nashville, of record in Book 5074, Page 342, Register's Office for said County. Also see Quitclaim of record in Book 9599, Page 202, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 4675, Page 125, Book 4820, Page 611, Page 4960, Page 506, and Book 4969, Page 667, Register's Office for said County.

IDENTIFICATION REFERENCE 35458

95 FEB 21 PM 1:28 REGISTER DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 804 Hermitage Ridge, Hermitage, TN 37076
(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 17th day of February 19 95

Richard A. Raines, Jr.

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9599 PG 205

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard A. Raines, Jr.

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 17th day of February 19 95.

Commission expires May 24, 1997

Notary Public

PATRICIA NICHOLLS
NOTARY PUBLIC AT LARGE
DAVIDSON CO., 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 _____ 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 _____

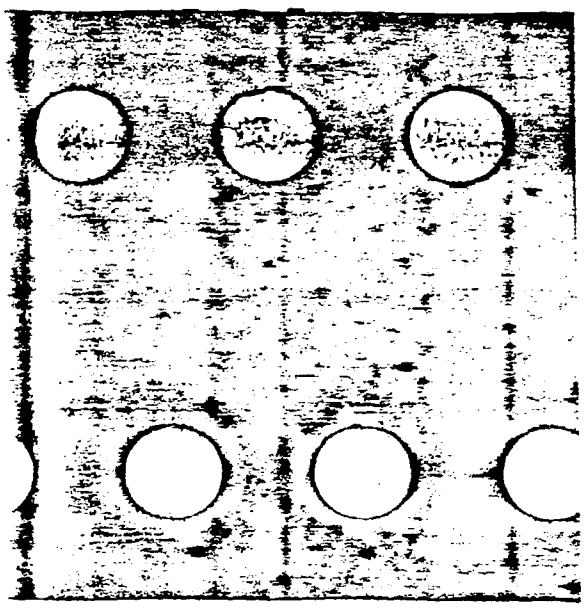
Notary Public

3149 02/21 0101 03CHECK
288.35

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

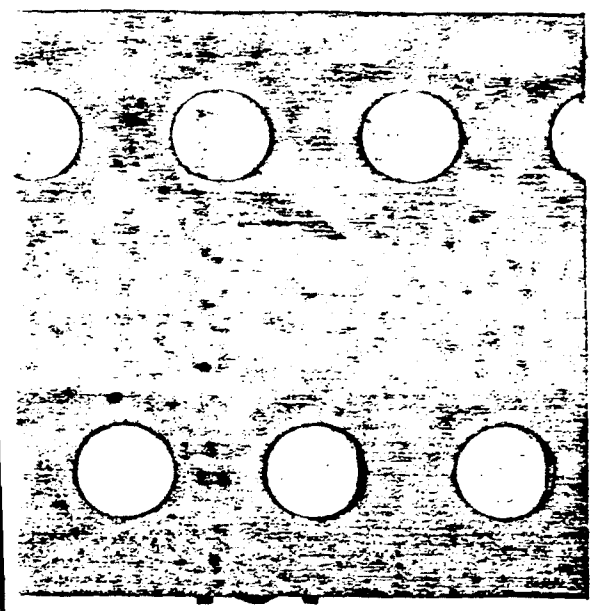
BOOK 9599 PG 206

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 75500.00
CON TX 279.35
PRFEE 1.00
WDEED 8.00
TOTAL 288.35
CHECK 288.35

02/21/95 01 01:26 0001 3149



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35458
IDENTIF. # REFERENCE

95 FEB 21 PM 1:28

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 882844