BOOK 9618 PG 619

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 73,250.00

Affiant

Subscribed and sworn to before me, this 14th day of March 1995

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
DENNIS ZIMMERMAN 814 Boscobel Street Nashville, Tennessee 37206	SOUTHTRUST MORTGAGE CORPORATION P.O. Box 532060 Birmingham, AL 35253	MAP 82-16 PARCEL 341

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SEVENTY THREE THOUSAND TWO HUNDRED FIFTY AND NO/100---------- ($ 73,250.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , GEARY LESTER STATON, UNMARRIED hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto DENNIS ZIMMERMAN, UNMARRIED hereinafter called the Grantee___, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 130 on the Plan of J.S. Williams Addition to Edgefield of record in Book 21, page 45, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Geary Lester Staton, unmarried, by deed from Luanne H. Stehno, unmarried, of record in Book 8847, page 70, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust in favor of Investors Federal Savings Bank of record in Book 7895, page 9080, Register's Office for Davidson County, Tennessee, and subsequently assigned to Southtrust Mortgage Corporation by Assignment of record in Book 7919, page 324, said Register's Office and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

This is improved property known as 814 Boscobel Street, Nashville, Tennessee 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE___, his heirs and assigns, forever.

GRANTOR___ COVENANT s with the said GRANTEE___ that he is lawfully seized and possessed of said land in fee simple, has good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of J.S. Williams Addition to Edgefield of record in Book 21, page 45, Register's Office for Davidson County, Tennessee.

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GRANTOR FURTHER COVENANTs and binds himself, his heirs and representatives to warrant and forever defend the title to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 14th day of March, 19 95.

GEARY LESTER STATON

DENNIS ZIMMERMAN

MITCHELL A. WATTS NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

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 GEARY LESTER STATON, UNMARRIED and DENNIS ZIMMERMAN, UNMARRIED, the 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 this 14th day of March, 1995.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 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 this _____ day of _____, 19 ____.

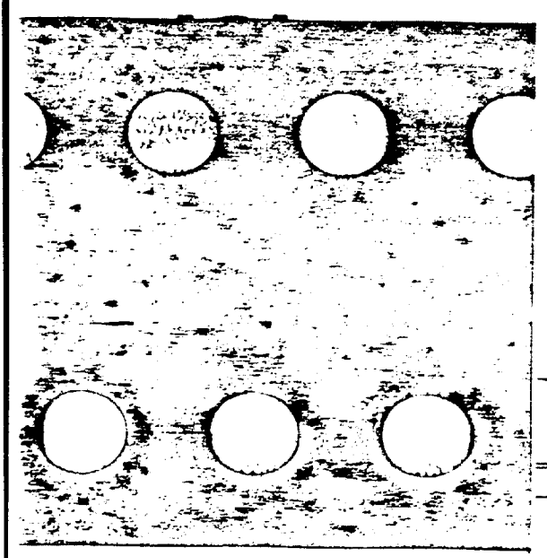
My Commission Expires: _____

Notary Public

42035
IDENTIFICATION REFERENCE

95 MAR 15 AM 8:53
PELLA ___ REGISTER
DAVIDSON COUNTY, TN.

0376 03/15 0101 03CHECK 279.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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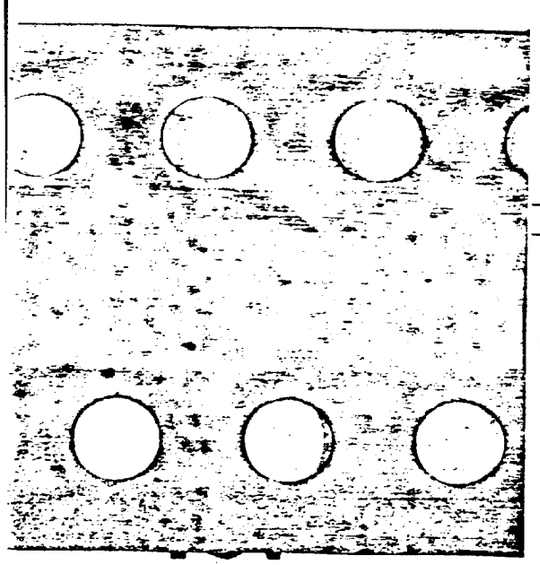
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 73250.00
CON TX 270.84
PRFEE 1.00
WDEED 8.00
TOTAL 279.84
CHECK 279.84

03/15/95 01 08:54 0001 0376

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



42035
IDENTIF. ⇒ REFERENCE

95 MAR 15 AM 8:53

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

No. 889971