WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 142,000.00

Jennifer L. Adams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
22nd DAY OF March 19 95

Notary Public

MY COMMISSION EXPIRES: 7-22-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, Inc., 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick W. Adams (NAME)	AmSouth Mortgage Company, Inc. (NAME)	MAP 160-3
5217 Overton Road (ADDRESS)	15 South 20th Street (ADDRESS)	
Nashville, Tennessee 37220 (CITY) (STATE) (ZIP)	Birmingham, Alabama 35233 (CITY) (STATE) (ZIP)	PAR 22

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, Lucille M. Waggoner and husband, Lewis Waggoner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patrick W. Adams and wife, Jennifer L. Adams

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:

Land in Davidson County, Tennessee, being Lot No. 52 on the Plan of Haileywood Estates, Section III, of record in Book 2330, page 58, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Richard N. Hardman and wife, Lucille S. Hardman by deed from Marshall C. Henry and wife, Virginia P. Henry of record in Book 4406, page 831, said Register's Office. The said Richard N. Hardman has since died. Lucille S. Hardman is now known as Lucille M. Waggoner.

Lewis Waggoner joins in signing this Warranty Deed to convey any and all marital rights he may have in subject property.

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

44380
IDENTIF. & REFERENCE

95 MAR 23 AM 8:23
FILED
DAVIDSON COUNTY, TN.
REGISTER

MAIL ENV.

2947 03/23 0101 03CHECK 423.40

unimproved ( )
This is improved (X) property, known as 5217 Overton Road, Nashville, Tennessee 37220
(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 22nd day of March 19 95

Lucille M. Waggoner
Lucille M. Waggoner

Lewis R. Waggoner
Lewis Waggoner

BOOK 9625PG408

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 Lucille M. Waggoner and Lewis Waggoner

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 Nashville _____, Tennessee, this 22nd day of March, 1995.

Commission expires 7-26-97

_____
Notary Public

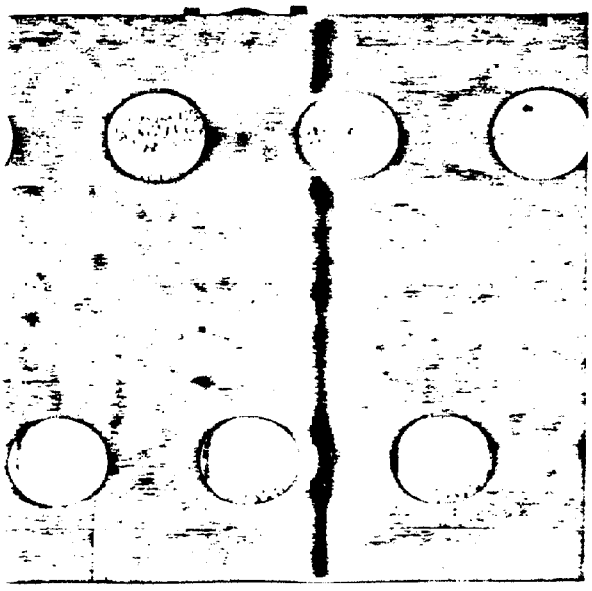
STATE OF TENNESSEE
COUNTY OF

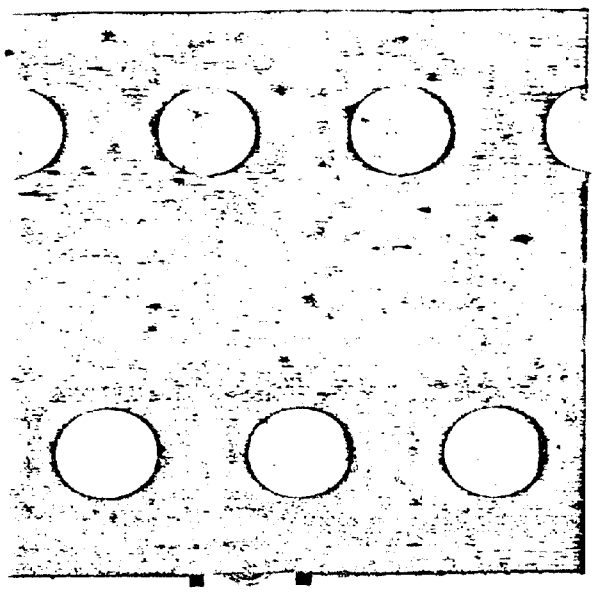
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that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





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9625 PG 409

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
112000.00
CON TX 414.40
PRFEE 1.00
WDEED 8.00
TOTAL 423.40
CHECK 423.40
03/23/95 01 08:24 0001 2947

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

44380
IDENTIF. & REFERENCE

95 MAR 23 AM 8:23

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

No. 892513