THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED
424 CHURCH STREET, SUITE 1750
NASHVILLE, TN 37219

FILE IN BOX #335
MAP# 133-14-A
PARCEL 19

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $30,000.00.

Affiant

Subscribed and sworn to before me this the 30th day of March, 1995.

My Commission Expires 1/20/99

Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:
ELZA BRADEN, JR.	SAME
(Name)	(Name)
420 ELYSIAN FIELDS ROAD, #A-19	
(Street Address)	(Street Address)
NASHVILLE, TN 37211	

TAX 3-1-94 1101 DEDMEEK 120.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **LEE E. DAVIS and wife, SARAH L. DAVIS,** hereinafter called the "Grantor(s)", has bargained and sold, and by these presents do transfer and convey unto **ELZA BRADEN, unmarried,** hereinafter called the "Grantee(s)", her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. A-19, on the plan of Oakcrest Condominiums, according to the Master Deed of record in Book 5884, page 960, as amended by Book 9559, page 939, in the Register's Office of Davidson County, Tennessee, and more particularly described in Plat Book 5200, page 413, in the Register's Office of Davidson County, Tennessee, to which plate reference is hereby made for a more particular description.

Being the same property conveyed to Lee E. Davis and wife, Sarah L. Davis, by Deed from William H. Crawford and wife, Glenda B. Crawford, of record in Book 8216, page 445, Register's Office for Davidson County, Tennessee.

This is improved property known as: 420 Elysian Fields Road, #A-19
Nashville, TN 37211

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee(s)", his heirs and assigns forever; and "Grantor(s)" do covenant with the said "Grantee(s)" that they are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and "Grantor(s)" do further covenant and bind themselves, their heirs and/or

assigns to warrant and forever defend the title to the said land to the said "Grantee(s)", his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantor(s)" have caused their names to be affixed hereto on this 30th day of March, 1995.

Lee E. Davis
LEE E. DAVIS

Sarah L. Davis
SARAH L. DAVIS

STATE OF TENNESSEE)
DAVIDSON COUNTY)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named LEE E. DAVIS and SARAH L. DAVIS, the bargainor(s), 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.

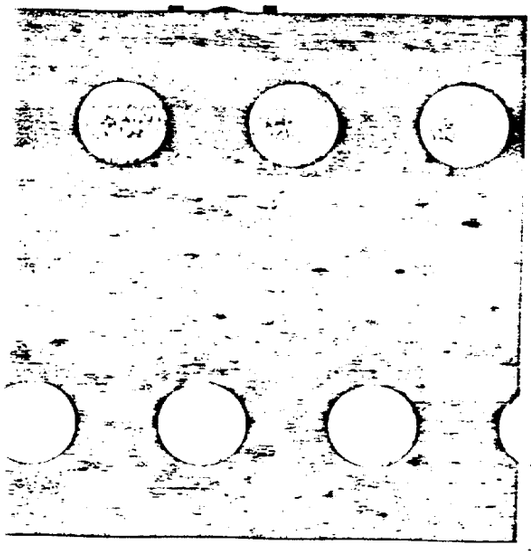
Witness my hand and official seal at Nashville, Tennessee on this 30th day of March, 1995.

My Commission Expires: 1/20/97

Robert J. Rozale
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

braden.wd



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

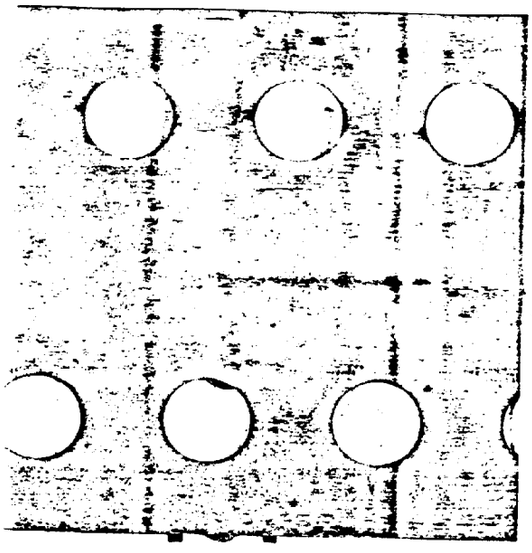
RECEIVED OF _____

FOR _____

BOOK 9636 PG 959

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 30000.00
CON TX 111.00
PRFEE 1.00
MDEED 8.00
TOTA 120.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 120.00

04/04/95 01 14:40 0001 7442

48434

IDENTIF. & REFERENCE

95 APR -4 PM 2:14

DAVIDSON COUNTY TN.

No. 896968