PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road: P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

BOOK 9649 PG 254

W & I Ref: (kd) Title No: 36309
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mary Ann Quirk 8207 Sawyer Brown Road, B-6 Nashville, Tennessee 37221	Chemical Residential Mortgage Corporation 400 Perimeter Ctr Terr., Ste 755 Atlanta, GA 30346

TAX MAP-PARCEL NUMBERS: 142-01A-012

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kennedy G. Taylor, Jr., a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Mary Ann Quirk and spouse, Timothy Quirk,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. B-6, together with carport designated B-6-C, on the plan of River Plantation, Section One, of record in Book 4460, page 59, Register's Office for said County and to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Kennedy G. Taylor, Jr. and spouse, Dorothy Taylor by deed from Haury and Smith Contractors, Inc., a Tennessee Corporation of record in Book 4566, Page 780, said Register's Office. Dorothy Taylor has since died leaving Kennedy G. Taylor, Jr. surviving tenant by the entirety.

This is improved property, known as: 8207 Sawyer Brown Road, B-6, Nashville, Tennessee 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 17th day of April, 1995.

Kennedy G. Taylor, Jr.

Kennedy G. Taylor, Jr.

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State of Tennessee
County of Davidson

On this 17th day of April, 1995, before me the undersigned authority, personally appeared **Kennedy G. Taylor, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY [illegible] JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN
EXP. 7/27/96

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 96000.00

Affiant

Sworn and subscribed before me on the 17th day of April, 1995.

PERCY [illegible] JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN
EXP. 7/27/96

My Commission Expires: _____ Notary Public

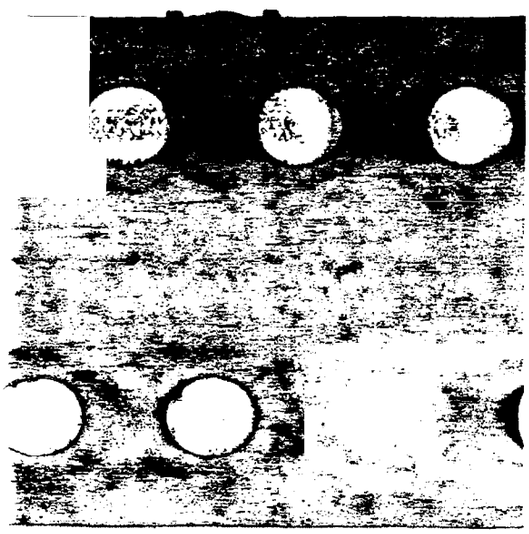
52972

IDENTIFICATION REFERENCE

95 APR 19 11:05:06

DAVIDSON COUNTY

REC'D 95 APR 19 11:01 93CHECK 364.20



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

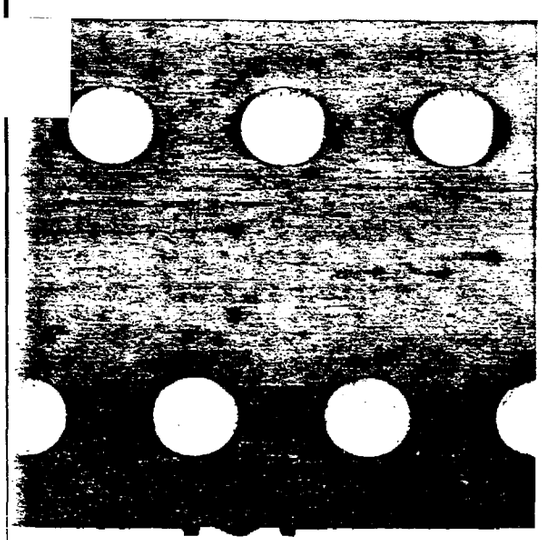
RECEIVED OF _____

FOR _____

BOOK 9649 PG 256

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	96000.00
CON TX	355.20
PRFEE	1.00
MOEED	8.00
TOTAL	364.20
CHECK	364.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/19/95 01 10:06 0001 2429

52972

IDENTIF. & REFERENCE

95 APR 19 AM 10:06

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

No. 901897