WARRANTY DEED

BOOK 9668 PG 951

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,365.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF May 19 95

Notary Public

MY COMMISSION EXPIRES: July 22, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Castleman & Wischhof, 213 A Ward Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harry A. Kiely (NAME)	Signature Mortgage Company (NAME)	MAP & PARCEL
239 Sunrise Avenue (ADDRESS)	2416 21st Avenue South, Ste. 207 (ADDRESS)	133-02-0/16.00
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (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, The Estate of Evie W. Patterson and Dorothy Patterson Cortner Boone and Anna Jewell Fragasse

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harry A. Kiely, unmarried

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 the northerly part of Lot No. 4 on the William Lee Subdivision of the Roth Property, as of record in Book 1130, page 67, Register's Office for said County.

Said part of Lot No. 4 fronts 60 feet on the southerly margin of Sunrise Avenue and runs back 164 feet on the easterly line and 164.22 feet on the westerly line, to a dead line, measuring 68 feet, more or less, thereon.

Being all the same property conveyed to Forest B. Patterson and wife, Evie W. Patterson by deed from Charles F. Knox and wife, Florence E. Knox of record in Book 2493, page 280, Register's Office for Davidson County, Tennessee. Forest R. Patterson having died and survived by his spouse, Evie W. Patterson who has subsequently died and divesed all her interest in said property to Dorothy Marie Cortner and Anna Jewell Fragasse by Will of Record in Will Book 196, page 645, Probate Court of Davidson County, Tennessee, and being placed of record in the Register's Office of Davidson County, Tennessee, simultaneously herewith. Dorothy Marie Cortner now being known as Dorothy Patterson Cortner Boone.

unimproved ( )
This is improved (X) property, known as 239 Sunrise Avenue, Nashville, TN 37211
(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 our hand s this 5th day of May, 19 95

Dorothy Patterson Cortner Boone
The Estate of Evie W. Patterson

Anna Jewell Fragasse
Anna Jewell Fragasse

Dorothy Patterson Cortner Boone
Dorothy Patterson Cortner Boone

BOOK 9668PG952

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named The Estate of Evie W. Patterson and Dorothy Patterson Cortner Boone and Anna Jewell Fragasse

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 Brentwood, Tennessee, this 5th day of May 19 95.

Commission expires July 22, 1995

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_____.

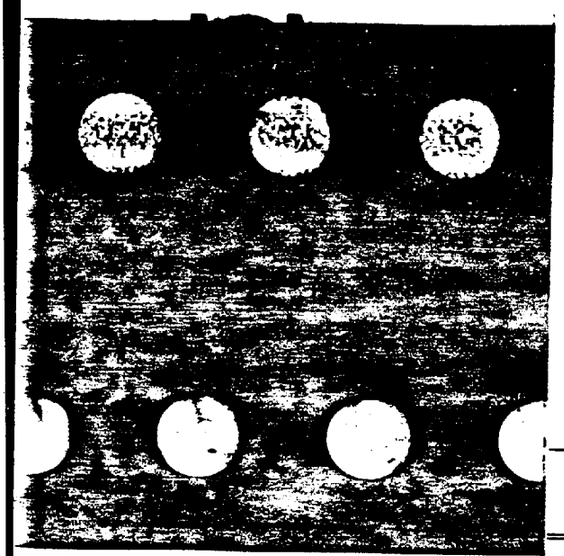
My commission expires _____

Notary Public

59508
IDENTIF. # REFERENCE

95 MAY 11 AM 8:21
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

9603 05/10 0101 03CHECK 202.88



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

RECEIVED OF _____

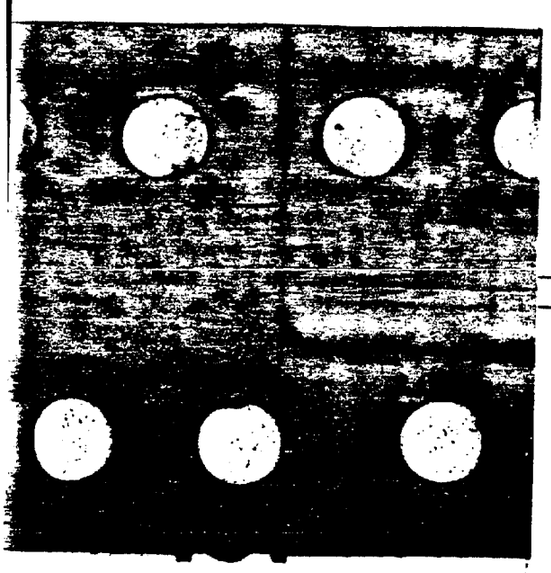
FOR _____ BOOK 9668 PG 953

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 52365.00
CON TX 193.88
PRFEE 1.00
WDEED 8.00
TOTAL 202.88
CHECK 202.88

05/10/95 01 20:20 0001 9603



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59508
IDENTIF. ← REFERENCE

95 MAY 11 AM 8:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 908995