BOOK 9670 PG 60

STATE OF TENNESSEE
COUNTY OF DAVIDSON

95-1196

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,700.00

Wendell E. Wilcox
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May 19 95.

Janis L. Duree
Notary Public Janis L. Duree

MY COMMISSION EXPIRES: 5/23/98

THIS INSTRUMENT WAS PREPARED BY
Escrow Corporation, 315 West Main Street, Hendersonville, Tennessee 37075

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wendell E. Wilcox	Franklin American Mortgage Company	42-12
(NAME)	(NAME)	
204 Walker Terrace	214 Overlook Circle, Ste 150	17
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Madison, TN 37115	Brentwood, TN 37024-1827	11D 34030
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Michael J. Nicholson], unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wendell E. Wilcox

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:

Being Lot No. 9 on the Plan of Gridiron Heights of record in Book 2330, page 37, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Michael J. Nicholson, unmarried by deed from Warren R. Pistillo, Executor of the Estate of Hollie Lynn Holland, filed of record in Book 9098, page 406, Register's Office for Davidson County, Tennessee.

59940
IDENTIF. & REFERENCE

95 MAY 12 AM 8:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This is improved property known as 204 Walker Terrace, Madison, TN 37115

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 his hand this 11th day of May, 19 95.

Michael J. Nicholson
Michael J. Nicholson

Attorney In Fact: Dail L. Cooper

STATE OF TENNESSEE

COUNTY OF DAVIDSON

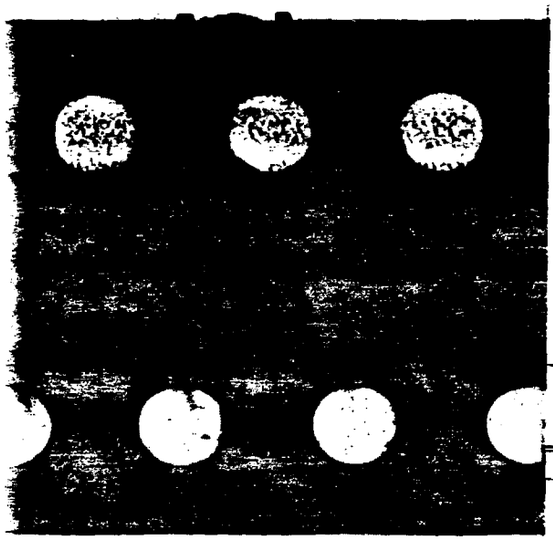
Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, David L. Cooper, to me known to be the person who executed the foregoing instrument on behalf of Michael J. Nicholson, and who acknowledged that he/she executed the same as the free act and deed of the said Michael J. Nicholson.

Witness my hand and official seal at Goodlettsville, Tennessee, this 10th day of May, 1995.

NOTARY PUBLIC

My Commission Expires: 5/23/98.

0094 05/12 0101 03CHECK 266-89



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

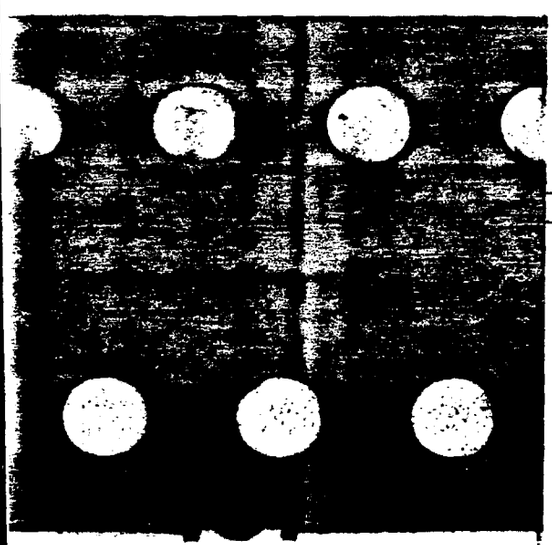
RECEIVED OF _____

FOR _____

BOOK 9670 PG 62

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 69700.00
CON TX 257.89
PRFEE 1.00
WDEED 8.00
TOTAL 266.89
CHECK 266.89

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/12/95 01 08:42 0001 0094

59940
IDENTIF. & REFERENCE

95 MAY 12 AM 8:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 909477