STATE OF TENNESSEE 4061-M
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ $68,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
12th DAY OF May 19 95

Notary Public Mark A. Ellmore, Jr.
MY COMMISSION EXPIRES: 1/20/99

BOOK 9672 PG 898

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arthur N. Lee, Sr.	Source One Mortgage Servcies Corp.	81-15-28
(NAME)	(NAME)	
1418 23rd Avenue North	27555 Farmington Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, Tennesse 37208	Farmington Hills, MI 48334-3357	
(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, Tony Turner, unmarried

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Arthur N. Lee, Sr. and wife Patricia Ann Lee

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. 148 on the Plan of S. A. Champion's Subdivision, as of record in Book 161, page 132, Register's Office for said County.

Said Lot No. 148 fronts 50 feet on the easterly side of 23rd Avenue North, formerly Lealand Street, and runs back between parallel lines with the southerly margin of Thompson, formerly Elvira Street 150 feet to an alley.

BEING the same property conveyed to Tony Turner, unmarried by deed from Daphne J. Pratt, single, filed of record in Book 7116, page 47, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

95 MAY 16 AM 11:50
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
61149

This is improved property known as 1418 23rd Avenue North, Nashville, TN 37208

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 12th day of May, 19 95.

Tony Turner

4061-M

STATE OF TENNESSEE
COUNTY OF Davidson

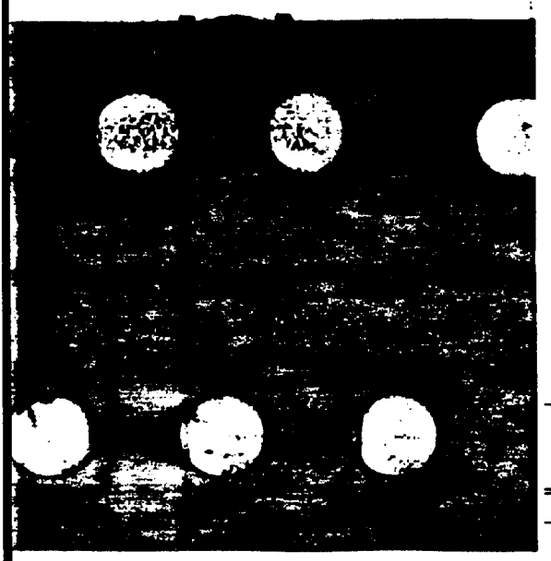
Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named Tony Turner, unmarried the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12th day of May, 1995.

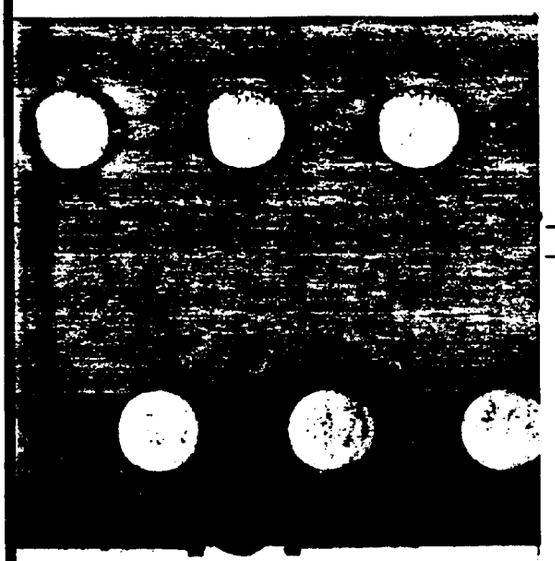
My commission expires 1/20/99

Notary Public Mark A. Ellmore, Jr.

NOTARY PUBLIC AT LARGE OF TENNESSEE

1446 05/16 0101 03CHECK 260.60





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

RECEIVED OF _____

FOR _____

BOOK 9672 PG 900

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 68000.00
CON TX 251.60
PRFEE 1.00
MDEED 8.00
TOTAL 260.60
CHECK 260.60

05/16/95 01 11:51 0001 1446

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61149
IDENTIF. & REFERENCE

95 MAY 16 AM 11:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 910812