WARRANTY DEED

BOOK 9679 PG 623

STEVEN G. WATERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires Nov. 20, 1996

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 48,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steven G. Waters, Attorney, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kelly Claque Wright (NAME)	First Republic Mortgage (NAME)	104-01-0 116.00
212 Chamberlain Street (ADDRESS)	6012 Wilmington Pike (ADDRESS)	11W 80985
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Dayton, Ohio 45459 (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, Estate of Charles H. Lowther, Maymie Fitts (a/k/a Maymie E. Fitts), Executrix & Devisee, Billy Kinslow, Devisee, Raymond Kinslow, Devisee and Robert Kinslow, Devisee HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kelly Claque Wright, 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 Lot No. 29, Block 26, on the Subdivision of Plummer Place, of record in Plat Book 161, page 39, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Charles H. Lowther and sister, Mrs. Ruth Kinslow as joint tenants with right of survivorship by Quitclaim deed of record in Book 8876, page 284, Register's Office for Davidson County, Tennessee. The said Mrs. Ruth Kinslow predeceased the said Charles H. Lowther who has since died testate devising said property to Maymie Fitts, Billy Kinslow, Raymond Kinslow and Robert Kinslow. The Last Will and Testament is of record in Probate Court Clerk Office for Davidson County, Tennessee, Docket No. 95P-587.

0063348 IDENTIF. ↑ REFERENCE

95 MAY 24 AM 9:24

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3897 05/24 0101 03CHECK 186.60

unimproved ( )
This is improved (X) property, known as 212 Chamberlain Street, Nashville, TN 37209
(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 my hand this 19th day of May 19 95

Estate of Charles H. Lowther
By: Maymie E. Fitts Executrix
Maymie E. Fitts, Executrix & Devisee

Billy Kinslow
Billy Kinslow, Devisee

Robert Kinslow

BOOK 9679 PG 630

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Estate of Charles H. Lowther, Maymie Fitts, Executrix and Devisee, Billy Kinslow, Devisee, Raymond Kinslow, Devisee and Robert Kinslow, Devisee

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, this 19th day of May 19 95.

Commission expires _____

Notary Public

STATE OF TENNESSEE
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

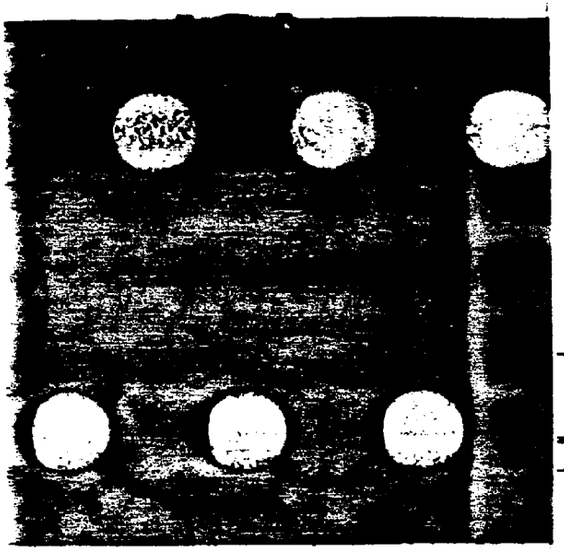
My Commission Expires Nov. 20, 1996

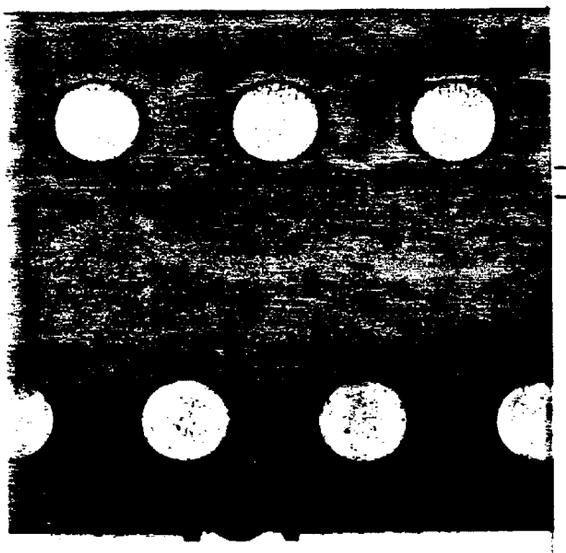
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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





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

RECEIVED OF _____

FOR _____

BOOK 9679 PG 631

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 48000.00
CON TX 177.60
PRFEE 1.00
MDEED 8.00
TOTAL 186.60
CHECK 186.60

05/24/95 01 09:26 0001 3897

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0063348
IDENTIF. ↑ REFERENCE

95 MAY 24 AM 9:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 913238