This Instrument Prepared By:
CATHERINE C. HERSHEY
Law Offices of
ROBERT L. CALLIS
2745 N. Mt. Juliet Road
P. O. Box 726
Mt. Juliet, TN 37122-0726
(615) 758-5832

BOOK 9683 PG 502

ADDRESS NEW OWNER:
PHYLLIS C. BURNETT
2573 Pennington Bend Road
Nashville, Tennessee 37214

SEND TAX BILL:
To Owner

MORTGAGEE:
NationsBanc Mortgage Corporation
2069 Northlake Parkway
Tucker, Georgia 30084

MAP AND PARCEL:
MAP 62-2
PARCEL 3

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, THOMAS R. ROLAND and wife, SHEA W. ROLAND, hereinafter called the GRANTORS, have this date bargained and sold, and by these presents do hereby bargain, sell, transfer and convey unto PHYLLIS C. BURNETT, hereinafter called the GRANTEE, her 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. 3 on the Plan of Section 1, Pennington Bend Estates, as of record in Plat Book 4955, Page 89, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Shea W. Roland and Van L. Washer by deed from Randy Barnes and wife, Karen Barnes of record in Book 7906, Page 679, said Register's Office. The said Shea W. Roland and husband, Thomas R. Roland and Van L. Washer and wife, Betty G. Washer have subsequently conveyed the subject property to Thomas R. Roland and wife, Shea W. Roland by deed of record in Book 8015, Page 704, said Register's Office.

This is improved property known as 2573 Pennington Bend Road, Nashville, TN 37214.

This conveyance is made subject to the following:

1. 1995 County Property Taxes, which have been prorated and assumed by the Grantee; and

2. Setback lines, owners certificate, easements and other encumbrances contained in the Plan of Section 1, Pennington Bend Estates of record in Plat Book 4955, Page 89, Register's Office of Wilson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, together with all the appurtenances, estate, title and interest thereto belonging unto the said PHYLLIS C. BURNETT, her heirs and assigns, forever; and we, THOMAS R. ROLAND and wife, SHEA W. ROLAND, do further covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good and lawful right to sell and convey same, and that same is unencumbered, unless otherwise set out herein; and do further covenant and bind ourselves, and our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 25th day of May, 1995.

THOMAS R. ROLAND

SHEA W. ROLAND

STATE OF TENNESSEE)

COUNTY OF WILSON)

Personally appeared before me, the undersigned, Notary Public in and for said County and State, THOMAS R. ROLAND and wife, SHEA W. ROLAND, with whom I am personally acquainted, and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand, at Office, this 25th day of May, 1995.

NOTARY PUBLIC

My Commission Expires: January 25, 1997

STATE OF TENNESSEE)

COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $108,000.00.

AFFIANT

Subscribed and sworn to before me on this 25th day of May, 1995.

NOTARY PUBLIC

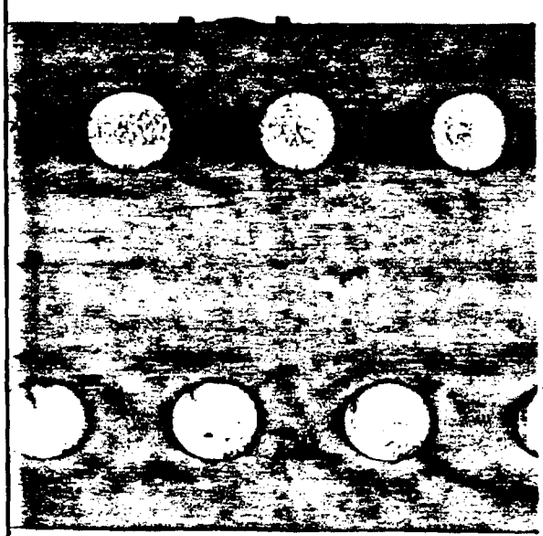
My Commission Expires: January 25, 1997

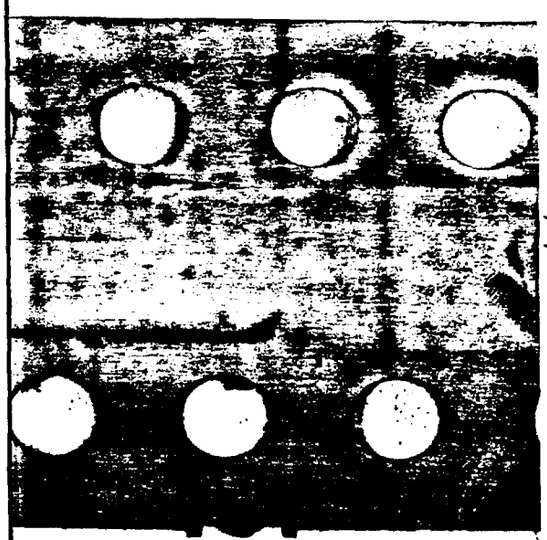
MAIL ENV.

95 MAY 30 AM 9:20

00641715

IDENTIF. & REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 9683 PG 504

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
108000.00
CON TX 399.60
PRFEE 1.00
MTGFEE 8.00
408.60
CHECK 408.60
05/30/95 01 09:22 0001 5356

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00647 15
IDENTIF. # REFERENCE

95 MAY 30 AM 9:20

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 914682