BOOK 9686 PG 672

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,900.00

I, Terri Sweet
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May 19 95

Elaine L. Gregory
Notary Public

MY COMMISSION EXPIRES 5/23/98
(AFFIX SEAL)

Return To: **THIS INSTRUMENT WAS PREPARED BY**

Greater Nashville Title & Closing Company 223 Madison St., S. 106 Madison, TN 37115

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Terri L. Sweet (NAME)	Sunbelt National Mortgage (NAME)	083-09-0 100.00
1215 Forrest Avenue (ADDRESS)	2974 LBJ Freeway S-200 (ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Dallas, Texas 75234 (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, Wendy S. Wittstruck Hodges and Christopher S. Hodges, Husband and Wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Terri L. Sweet, Unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being the easterly 50.0 feet of Lot No. 4 of Block 3 on the Plan of D. H. Bailey's Subdivision, of part of the Allison Property, of record in Book 161, Page 73, Register's Office for Davidson County, Tennessee. SAID part of Lot No. 4 fronts 50.00 feet on the northerly margin of Forrest Avenue and extends back between parallel lines 160.00 feet to an alley in the rear.

Being the same property conveyed to Wendy S. Wittstruck, unmarried, by Special Warranty Deed from First Tennessee Bank National Association of record in Book 8002, Page 610, Register's Office for Davidson County, Tennessee.

0065598
IDENTIF. & REFERENCE
95 JUN -1 AM 9:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 1215 Forrest Avenue Nashville, TN 37206
(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 hands this 31st day of May 19 95

Wendy S. Wittstruck-Hodges
WENDY S. WITTSTRUCK-HODGES

Christopher S. Hodges
CHRISTOPHER S. HODGES

STATE OF TENNESSEE

BOOK 9686 PG 673

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Wendy S. Wittstruck Hodges and Christopher S. Hodges

the bargainorS, 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 Madison, Tennessee, this 31st day of May, 1995

Commission expires 5/23/98

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, a 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

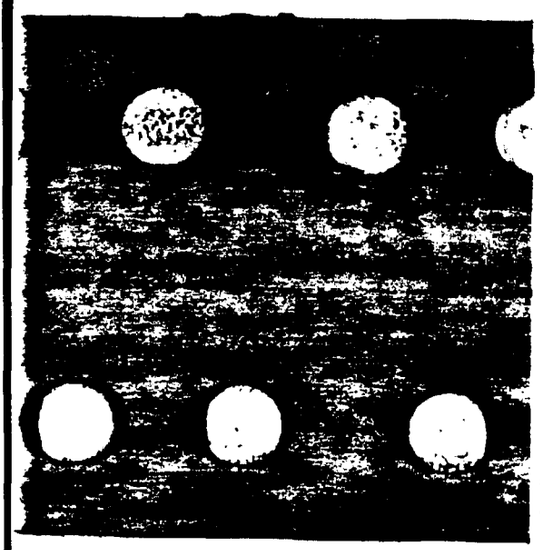
Greater Nashville Title and Closing Company
223 Madison St., Suite 106
Madison, TN 37115
(615) 865-1470

WARRANTY DEED

FROM:
Wendy W. Wittstruck Hodges and Husband, Christopher S. Hodges

TO:
Terri L. Sweet

6947 06/01 0101 03CHECK 326.83



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

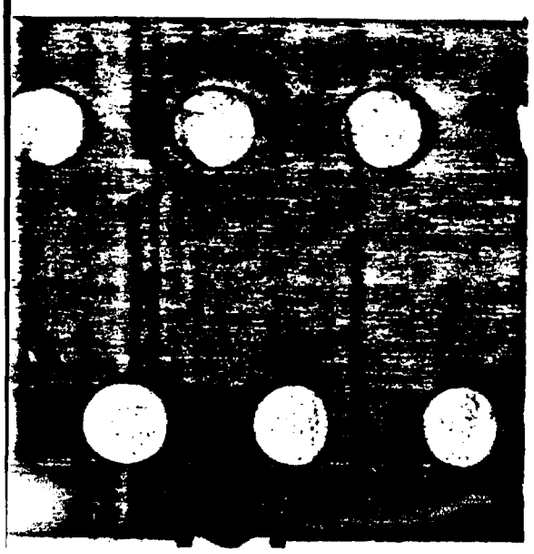
RECEIVED OF _____

FOR _____

BOOK 9686 PG 674

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 85900.00
CON TX 317.83
PRFEE 1.00
MDEED 8.00
TOTAL 326.83

RECEIPT IS NOT VALID UNTIL CHECK IS PAID ONE BANK 326.83

06/01/95 01 09:03 0001 6347

0065598
IDENTIF. ↑ REFERENCE

95 JUN -1 AM 9:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 915659