[ADDRESS NEW OWNER:]	SEND TAX BILL TO:]	MAP-PARCEL NOS.]
[Timothy A. McIntyre]	Columbia National, Incorporated]	MAP and PARCEL]
[3504 Hewlett Drive]	Attn: Tax Dept.] P.O. Box 3050]	133-6-131]
[Nashville, TN 37211]	Columbia, MD 21045-6050]	]

[This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C]
[, Nashville, TN 37214 (Davidson County - Box 27B)]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Deborah Scraggins, unmarried** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Timothy A. McIntyre, married** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 2 on the Map of Patterson Gardens, Section II, as of record in Book 2330, Page 42, Register's Office for said County.

Said Lot No. 2 fronts 78.7 feet on the north side of Hewlett Drive, and runs back between parallel lines, 150 feet to a dead line.

Being the same property conveyed to Joseph D. Keith and wife, Deborah Scraggins-Keith by deed from Peggy McCormick Dabbs, widow, appearing of record in Book 7749, Page 847, said Register's Office. See also quitclaim deed to Deborah Scraggins, an unmarried woman, from Rick M. Johnson, Trustee, of record in Book 8645, Page 36, Register's Office for Davidson County, Tennessee.

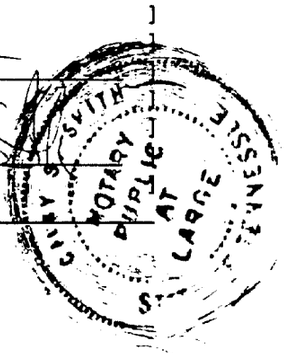
This is property with a common address of 3504 Hewlett Drive, Nashville, TN 37211.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 2330, Page 42, said Register's office and all matters therein; 3) Restrictive Covenants appearing of record in Book 2445, Page 573, said Register's Office.

95 JUN -7 PM 1:17
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0067808
IDENTIF. # REFERENCE

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
[The actual consideration or value, whichever is greater for this]
[transfer is $77,000.00]
[ ]
[Affiant]
[Subscribed and sworn before me this 31st day of May, 1995.]
[ ]
[My Commission Expires: 5/23/98 Notary Public]



TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **31st** day of **May, 1995**.

Deborah Scraggins

Deborah Scraggins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

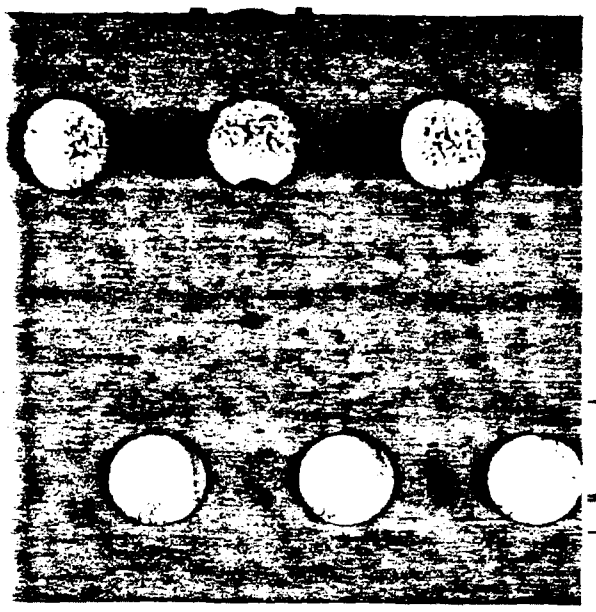
Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Deborah Scraggins, unmarried** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

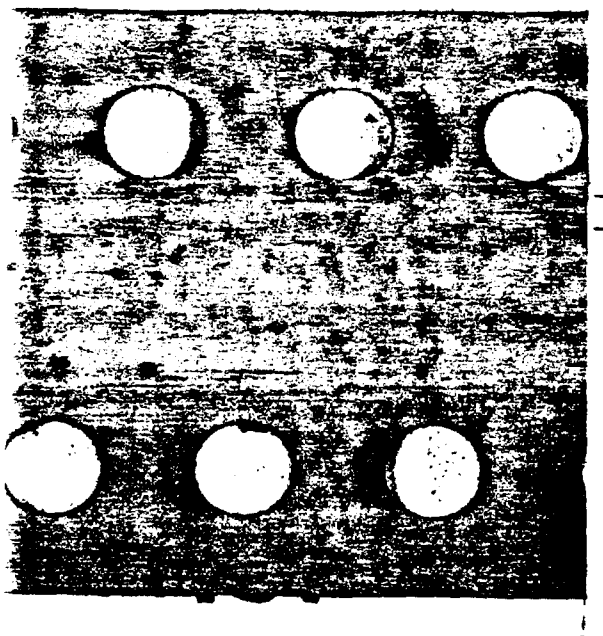
Witness my hand and official seal at **Nashville,**, Tennessee, this **31st** day of **May, 1995**.

Notary Public
My Commission Expires:

File No. 9505-195

8726 06/07 0101 03CHECK 293.90





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

RECEIVED OF _____

FOR _____

BOOK 9694 PG 158

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 77000.00
CON TX 284.90
PRFEE 1.00
WDEED 8.00
TOTAL 293.90
CHECK 293.90

06/07/95 01 13:19 0001 8736

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0067808
IDENTIF. ↑ REFERENCE

95 JUN -7 PM 1:1
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 918020