BOOK 9694 PG 345

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Kenneth A. Rauch Connie J. Rauch 1252 Sunnymeade Drive Nashville, TN 37216	Southeastern Mortgage of Tennessee, Inc. Attn: Tax Dept. 565 Marriott Drive, Ste 250 Nashville, TN 37214	MAP and PARCEL 61-16-275

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, **Herbert Hamilton and Harriet Hamilton, husband and wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Kenneth A. Rauch and Connie J. Rauch, husband and wife** (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:

Land in Davidson County, Tennessee, being Lot No. 43 and the westerly 30 feet of Lot No. 44 of Block "A" on the Map of the Re-subdivision of Sunnymead, as of record in Book 974, Pages 56 and 57, Register's Office for said County.

Said Lot No. 43 and part of Lot No. 44 front together 80 feet on the southerly side of Sunnymead Avenue and run back between parallel lines, with the westerly margin of Kennedy Avenue, 140 feet to a dead line.

Being the same property conveyed to Herbert Hamilton and wife, Harriet Hamilton, by deed from Mana Johnson Mosby, unmarried, of record in Book 6046, Page 289, Register's Office for Davidson County, Tennessee.

This is property with a common address of 1252 Sunnymeade Drive, Nashville, TN 37216.

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 974, Pages 56 and 57, said Register's office and all matters therein.

95 JUN -7 PM 2:21
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

00067856
IDENTIF. & REFERENCE

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $59,000.00

X Kenneth A Rauch
Affiant

Subscribed and sworn before me this 24th day of May, 1995.

Lisa D. Vance
Notary Public

My Commission Expires: 10-14-96

LISA D. VANCE 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 **24th** day of **May, 1995.**

Herbert Hamilton

Harriet Hamilton

STATE OF TENNESSEE
COUNTY OF Davidson

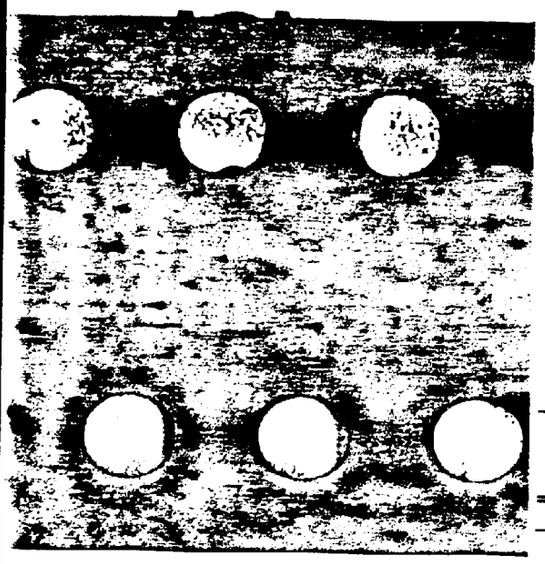
Personally appeared before me, **the undersigned authority,** a Notary Public in and for said County and State, the within named **Herbert Hamilton and Harriet Hamilton, husband and wife** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged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

Witness my hand and official seal at **Nashville,,** Tennessee, this **24th** day of **May, 1995.**

Notary Public
My Commission Expires:

File No. 9505-179

3786 06/07 0101 03CHECK 227.30



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

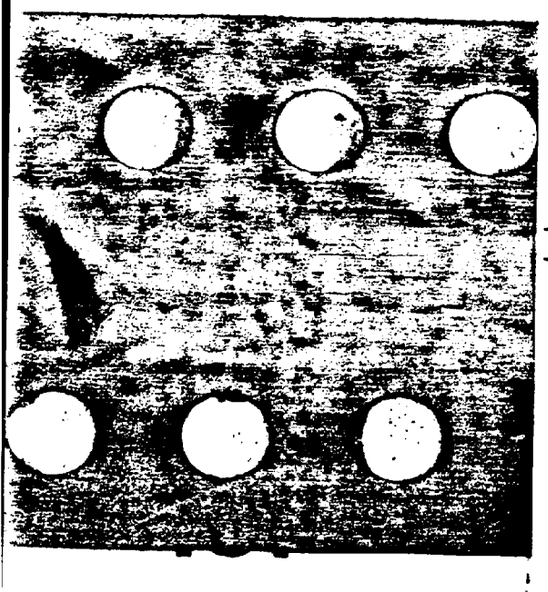
RECEIVED OF _____

FOR _____

BOOK 9694 PG 347

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	59000.00
CON TX	218.30
PRFEE	1.00
WDEED	8.00
BY BANK	227.30
CHECK	227.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/07/95 01 14:22 0001 8786

0067856
IDENTIF. ↑ REFERENCE

95 JUN -7 PM 2:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 918070