BOOK 9710 PG 289

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Michael Alfonsetti Shawn R. Alfonsetti 7144 Lama Terra Drive Goodlettsville, TN 37072	Chase Manhattan Mortgage Corporation Attn: Tax Dept. 1500 North 19th Street Monroe, LA 71201	MAP and PARCEL 16-202

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, **Michael Wayne Sarrett and Julie Anne Sarrett, husband and wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Michael Alfonsetti and Shawn R. Alfonsetti, 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. 21 on the plan of Ridgeview Estates, Section Two, Phase I, of record in Book 6900, Page 181, Register's Office for said County.

Said Lot No. 21 fronts 150.0 feet on the southerly margin of Lama Terra Drive and extends back 467.80 feet on the Westerly line and 270.00 feet on the easterly line to a dead line in the rear, measuring 230.0 feet thereon.

Being the same property conveyed to Michael Wayne Sarrett and wife, Julie Anne Sarrett, by deed from Lama Terra Limited, a Tennessee Limited Partnership, of record in Book 7106, Page 987, Register's Office for Davidson County, Tennessee.

This is property with a common address of 7144 Lama Terra Drive, Goodlettsville, TN 37072.

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 6900 Page 181, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 7104, Page 593, said Register's office.

95 JUN 23 AM 9:58
KEITH Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0072737

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $142,000.00

Michael Alfonsetti
Affiant

Subscribed and sworn before me this 16th day of June, 1995.

Dawn Eubanks
Notary Public

My Commission Expires: 1-24-98

DAWN EUBANKS NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

421.00 06/23 0101 03CHECK 534.40

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 **16th** day of **June, 1995**.

Michael Wayne Sarrett

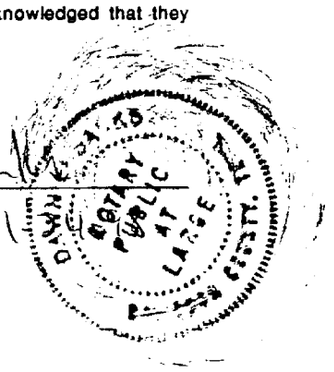
Julie Anne Sarrett

STATE OF TENNESSEE
COUNTY OF Davidson

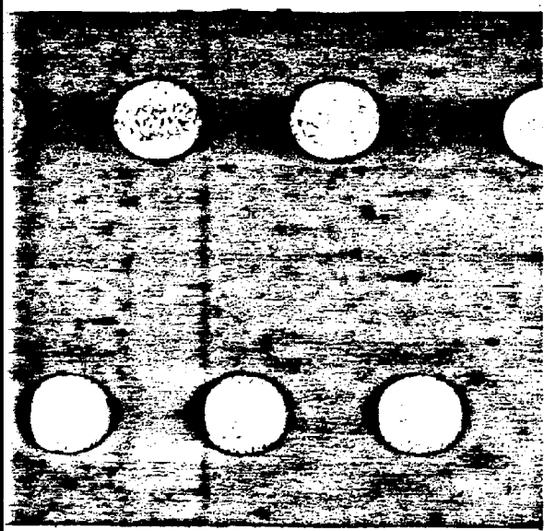
Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Michael Wayne Sarrett and Julie Anne Sarrett, husband and wife** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who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

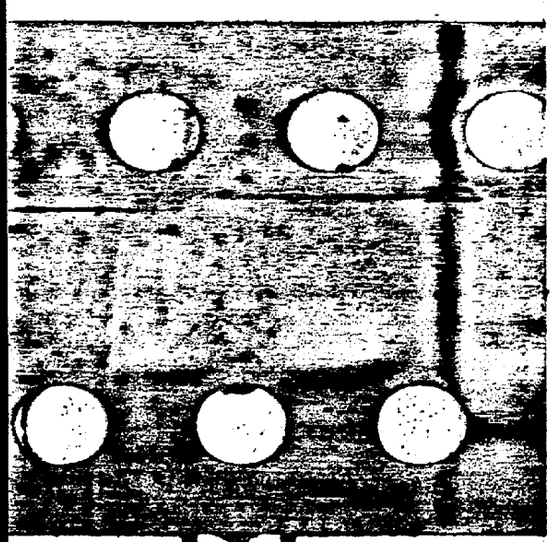
Witness my hand and official seal at **Nashville,**, Tennessee, this **16th** day of **June, 1995**.

Notary Public
My Commission Expires:



File No. 9506-208





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

RECEIVED OF _____

FOR _____

BOOK 9710 PG 291

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 142000.00
CON TX 525.40
PRFEE 1.00
WDEED 8.00
[illegible] 534.40
CHECK 534.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/23/95 01 09:50 0001 4213

0072737
IDENTIF. ↑ REFERENCE

95 JUN 23 AM 9:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 923418