This Instrument Prepared By: **Box 60**

Bottorff & Kavin
5110 Maryland Way, Suite 200
Brentwood, TN 37027

WARRANTY DEED

BOOK 9740 PG 814

ADDRESS NEW OWNER:
Beverly A. Lovell
1419 Stratton Avenue
Nashville, TN 37206

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Trans Financial Mortgage Company
315 North Atlantic St.
Tullahoma, TN 37388

MAP AND PARCEL:
MAP 83-5
GROUP
PARCEL 393

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, I, Jerry W. Owens, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Beverly A. Lovell, unmarried, 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 part of Lot No. 8 on the Plan of the C. F. Ordway Home Place of record in Book 57, page 88, Register's Office for said County and more fully described according to a May 19, 1979, survey by R. L. Montoya, Tennessee Registered Land Surveyor, No. 697, as follows:

Beginning at a point on the Northerly margin of Stratton Avenue located westwardly 100.0 feet, more or less, from the Westerly margin of North 15th Street, and point also being the southwesterly corner of Gertrude Nixon, et al, property (Book 4488, page 113, Register's Office for said County); thence with Nixon's Westerly property line, northwardly 170.0 feet to the Southerly margin of an alley; with said margin, westwardly 50.0 feet to the northeasterly corner of the Catherine Hudgen's property (Book 3769, page 173, said Register's Office); thence, with Hudgens' Easterly property line, southwardly 170.0 feet to a point on the Northerly margin of Stratton Avenue; thence, with said margin eastwardly 50.00 feet to the point of beginning.

Being the same property conveyed to Jerry W. Owens by deed from Associates Financial Services Company, Inc., of record in Book 9558, page 41, Register's Office, Davidson County, Tennessee.

This is improved property known as 1419 Stratton Avenue, Nashville, TN 37206.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1995 and subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Beverly A. Lovell, her heirs and assigns, forever; and I, Jerry W. Owens do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my 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 my hand this the 18th day of July, 1995.

Jerry W. Owens

Jerry W. Owens

STATE OF Tennessee)
COUNTY OF Williamson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jerry W. Owens, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 18th day of July, 1995.

NOTARY PUBLIC

My Commission Expires: November 20, 1996

STATE OF Tennessee)
COUNTY OF Williamson)

The actual value or consideration, whichever is greater, for this transfer is $ 138,300.00.

AFFIANT

Subscribed and sworn to before me this 18th day of July, 1995.

NOTARY PUBLIC

My Commission Expires: November 20, 1996

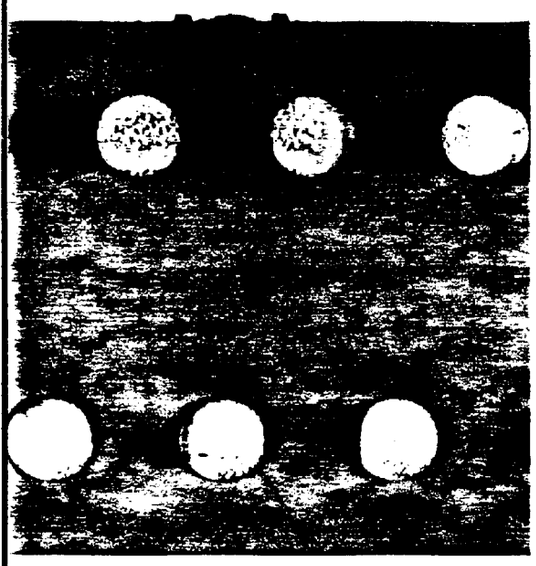
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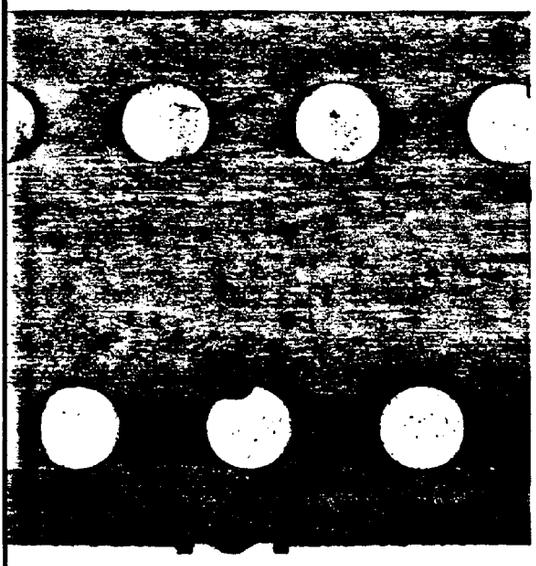
00821488

RECEIVED FOR REFERENCE

95 JUL 26 PM 1:10

REGISTER
WILLIAMSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 9740 PG 816

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 138300.00
CON TX 511.71
PRFEE 1.00
WDEED 8.00
TOTAL 520.71
CHECK 520.71

07/26/95 01 13:11 0001 4901

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00824488
IDENTIF. # REFERENCE

95 JUL 26 PM 1:10
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 333967