[ADDRESS NEW OWNER:	] SEND TAX BILL TO:	] MAP-PARCEL NOS.]
[	]	]
[Toni Lynette Davis	] Chemical Residential	] MAP and PARCEL]
[Scott A. Davis	] Mortgage Corporation	]]
[3411 McGavock Pike	] 343 Thornhall Street	] 120-9-123]
[Nashville, TN 37217	] Edison, NJ 08837	]]

[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, **Stephen D. Foster and Sandra K. Foster, husband and wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Toni Lynette Davis and Scott A. Davis, wife and husband** (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. 42 on the Plan of Seven Oaks, Section III, of record in Book 2083, page 78, Register's Office for said County.

Said Lot No. 42 fronts 136 feet on the westerly side of McGavock Pike and runs back 306.4 feet on the north line and 303.4 feet on the south line to the east right-of-way line of the N.C. & St. L. Railroad on which it measures 127 feet.

BEING the same property conveyed to Stephen D. Foster and wife, Sandra K. Foster by warranty deed from Elleine F. Witty and husband, James M. Witty of record in Book 8835, Page 32, Register's Office, Davidson County, Tennessee.

This is property with a common address of 3411 McGavock Pike, Nashville, TN 37217.

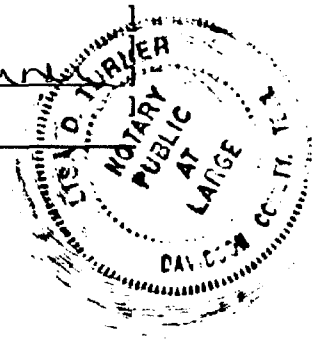
CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for 1995, said taxes being paid by the Grantors; 2) the Plat of record in Book 2083, Page 78, said Register's Office and all matters therein; 3) Restrictions of record in Book 2087, Page 183, said Register's Office.

95 SEP -5 PM 3:13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
00096909

[STATE OF TENNESSEE
[COUNTY OF DAVIDSON
[The actual consideration or value, whichever is greater for this
[transfer is $99,000.00
[
[Affiant

[Subscribed and sworn before me this 22nd day of August, 1995.
[
[My Commission Expires: 10-14-96 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 **22nd** day of **August, 1995**.

Stephen D. Foster
Stephen D. Foster

Sandra K. Foster
Sandra K. Foster

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 **Stephen D. Foster and Sandra K. Foster, 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.

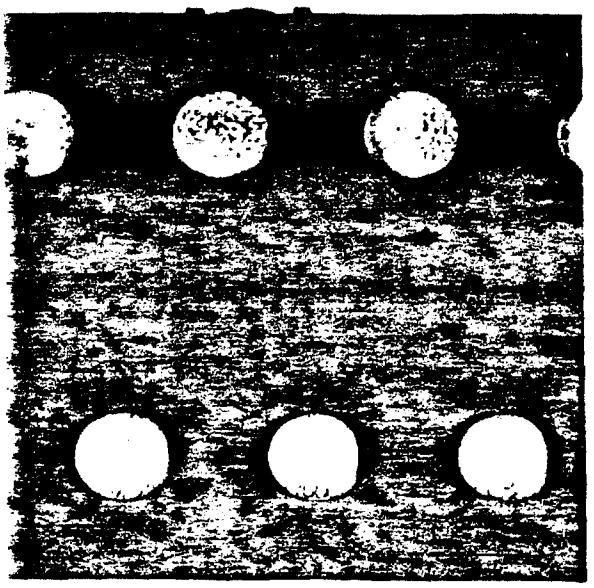
Witness my hand and official seal at **Nashville,**, Tennessee, this **22nd** day of **August, 1995**.

LISA D. [illegible] NOTARY PUBLIC AT LARGE DAVIDSON CO., TN.

Lisa D Turner
Notary Public
My Commission Expires: 10-14-96

File No. 9508-302

0453 09/05 0101 03CHECK 375.50



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

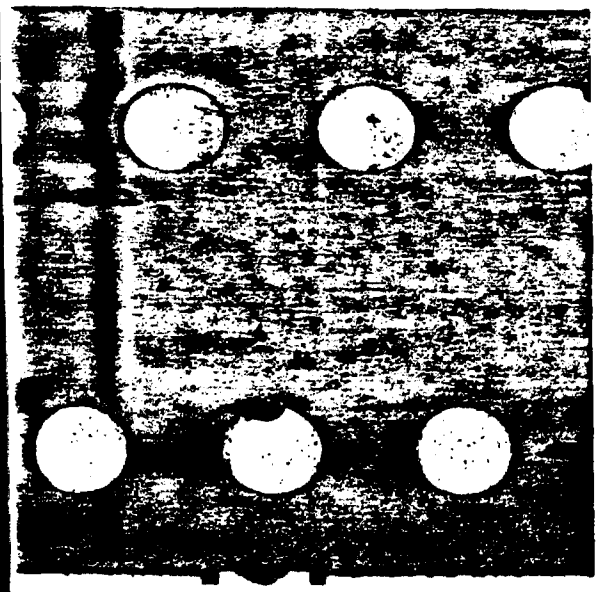
RECEIVED OF _____

FOR _____

BOOK 9784 PG 854

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	99000.00
CON TX	366.30
PRFEE	1.00
WDEED	8.00
TOTAL	375.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 375.30

09/05/95 01 15:16 0001 0453

0096909
IDENTIF. # REFERENCE

95 SEP -5 PM 3:13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 949352