2

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
GREATER, FOR THIS TRANSFER IS $ 212,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
22nd DAY OF September 19 95

GREGORY S. PERRONE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires March 27, 1999

Notary Public

MY COMMISSION EXPIRES: 3-27-99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry W. Herndon (NAME)	Crestar Mortgage Capital Corp. (NAME)	171-3A-37CO
4805 Manassas Drive (ADDRESS)	5311-77 Center Drive (ADDRESS)	8DU-83386
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Charlotte, NC 28217 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John H. Dyson, Jr. and wife, Barbara J. Dyson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry W. Herndon and wife, Nicole R. Herndon

HEREINAFTER CALLED THE GRANTEES, THEIR 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, TN, BEING Lot No. 183 on the Plan of Section 1A Fredricksburg, of record in Book 7900, page 509, amended in Book 7900, page 529, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to John H. Dyson, Jr. and wife, Barbara J. Dyson, by deed from Radnor Homes, Inc., of record in Book 9187, Page 712, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1995 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 7900, page 509, amended in Book 7900, page 529; restrictions of record in Book 7798, page 843; Declaration of covenants, conditions and restrictions in Book 8920, page 65, amended in Book 9500, page 393; Corporation Charter of Fredericksbury Homeowner's Association, Inc., in Book 8920, page 40; all of record in the Register's office for Davidson County, Tennessee.

95 SEP 25 AM 9:4[illegible]
FELIX Z. WILSON II REGIST[illegible]
DAVIDSON COUNTY, TN

IDENTIF. & REFERENCE

0104482

( ) unimproved (X) improved property, known as 4805 Manassas Drive, Brentwood, TN 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 22nd day of September 19 95

John H. Dyson Jr. By: Nancy S. Black Attorney-In-Fact
John H. Dyson, Jr. By: Nancy S. Black, Attorney-In-Fact

Barbara J. Dyson By: Nancy S. Black, Attorney-In-Fact
Barbara J. Dyson By: Nancy S. Black, Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 9804 PG 726

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared **NANCY S. BLACK**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney in Fact for **JOHN H. DYSON, JR. AND WIFE, BARBARA J. DYSON,** the within named bargainor(s), and that he/she as such Attorney in Fact being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of **JOHN H. DYSON, JR. AND WIFE, BARBARA J. DYSON**, bargainor(s) by the said **NANCY S. BLACK**, as such Attorney in Fact.

Witness my hand and official seal at office at Brentwood, Tennessee, this the 22nd day of September, 1995.

Notary Public

JUDY S. WELLS
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
My Commission Expires November 20, 1996

My Commission Expires: 11/20/96

WARRANTY DEED

FROM

John H. Dyson, Jr. and wife,
Barbara J. Dyson

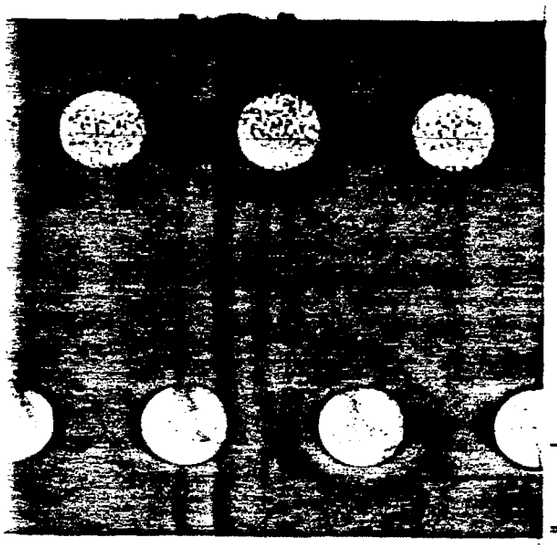
TO

Jerry W. Herndon and wife,
Nicole R. Herndon

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

3541 09/25 0101 03CHECK
796.73



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

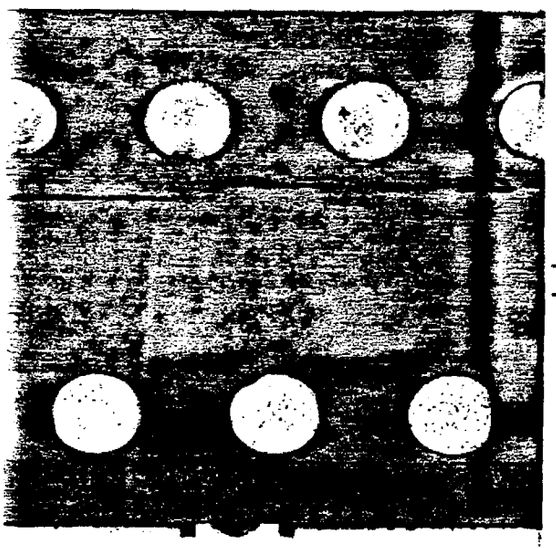
RECEIVED OF _____

FOR _____

BOOK 9804 PG 727

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 212900.00
CON TX 787.73
PRFEE 1.00
WDEED 8.00
TOTAL 796.73
CHECK 796.73

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/25/95 01 09:43 0001 8541

0104482
IDENTIF. & REFERENCE

95 SEP 25 AM 9:40

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.957358