BOOK 9838 PG 924 FILE BOX 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER AS $ 64,500.00

Randall J. Kavara
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
25th DAY OF October 19 95

NOTARY PUBLIC AT LARGE
Notary Public

MY COMMISSION EXPIRES May 24, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Randall J. Kavara (NAME)	Owner (NAME)	MAP 96-10
2839 Emery Drive (ADDRESS)	(ADDRESS)	PARCEL 145
Nashville, TN 37214 (CITY) (STATE) (ZIP)	(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, Mary E. Scott

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Randall J. Kavara , a married person

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:

BEING Lot No. 340 on the Map of Cloverhill, Sectioin 6, as of record in Book 2133, Page 89, Register's Office for Davidson County, Tennessee.

Said Lot No. 340 fronts 90 feet on the southerly side of Emery Drive, and runs back 160.8 feet on the easterly line, and 158.5 feet on the westerly line to a dead line in the rear and measures 76.5 feet thereon.

BEING the same property conveyed to Mary E. Scott and Yola Scott, and to the survivor of them by deed from Kenneth M. Barnes and wife, Bettye M. Barnes, of record in Book 2397, Page 267, Register's Office for said County, and to Mary E. Scott by Quitclaim Deed from Yola Scott, of record in Book 5635, Page 494, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 2145, Page 262 and Book 2273, Page 88, Register's Office for said County.

RECEIVED FOR REFERENCE
95 OCT 26 PM 2:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
011609

unimproved ( )
This is improved (X) property, known as 2839 Emery Drive, Nashville, TN 37214
(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 my hand this 25th day of October 19 95

Mary E. Scott
Mary E. Scott

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary E. Scott

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, _____, Tennessee, this 25th day of October, 1995.

Commission expires May 24, 1997

_____
Notary Public

PATRICIA NICHOLLS
NOTARY PUBLIC AT LARGE
DAVIDSON CO. TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

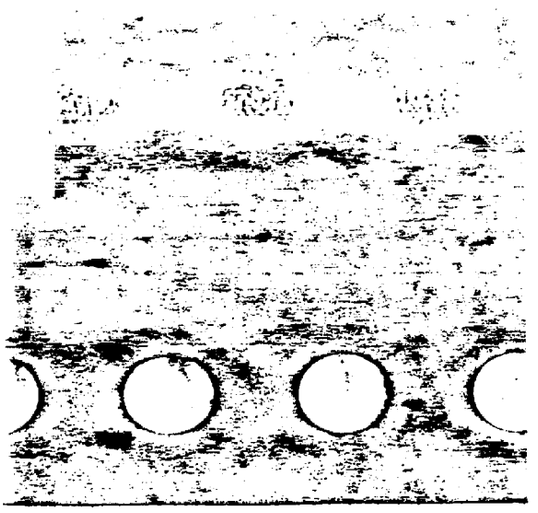
9982 10/26 0101 03CHECK

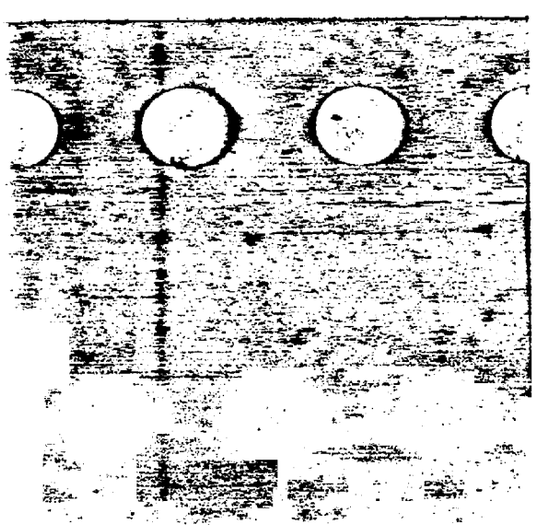
247.65

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE





RECEIVED OF _____

FOR _____

BOOK 9838 PG 926

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 64500.00
CON TX 238.65
PRFEE 1.00
MDEED 9.00
TOTAL 247.65
CHECK 247.65

10/26/95 01 14:03 0001 0982

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0116091 IDENTIFICATION REFERENCE

95 OCT 26 PM 2:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 969653