BOOK 9868 PG 617

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,278.13

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF November, 19 95

Notary Public

MY COMMISSION EXPIRES: May 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

David J. Waynick, Attorney, 207 Donelson Pike, Nashville, Tennessee 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Wade Brown (NAME)	Source One Mortgage (NAME)	109-1-30
825 Norwalk Drive (ADDRESS)	27555 Farmington Road (ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Farmington Hills, MI 48337-3357 (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, Sylvia M. Cunningham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry Wade Brown, a single man

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. 125 on the Plan of Larchwood, Section 2, of record in Plat Book 5200, Pages 57, 58 and 59, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Sylvia M. Cunningham by deed from Ron W. Perry and wife, Lura K. Perry of record in Book 9657, Page 816 Register's Office for Davidson County, Tennessee

Subject to 1995 Davidson County Taxes.

Taxes resulting from supplemental, revised or corrected assessments under Tennessee Code annoated Section 67-5-603 et seq.

Subject to a Deed of Trust in favor of Source One Mortgage Services Corporation which Grantee expressly assumes.

Subject to Restrictive covenants contained in the instrument(s) of record in Book 5479, Page 443, revised in Book 5681, Page 532, Book 6011, Page 130, and amended 5688, Page 696 Register's Office for Davidson County, Tennessee.

Subject to the Plan of Record in Book 5200, Page 57 said Register's OFfice shows an owner's certificate, a 25 foot minimum setback line from Norwalk Drive and a 12.5 foot MBSL from Needles Ct, and a 10 foot easement for public utility and drainage purposes along the easterly line of said lot.

unimproved ( )
This is improved (X) property, known as 825 Norwalk 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 16th day of November, 19 95

X Sylvia M Cunningham + Walter Cunningham

Sylvia M. Cunningham

BOOK 9505 PG 618

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 Sylvia M. Cunningham

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 16th day of November, 1995.

Commission expires July 30, 1999

Notary Public

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

IDENTITY OF INSTRUMENT

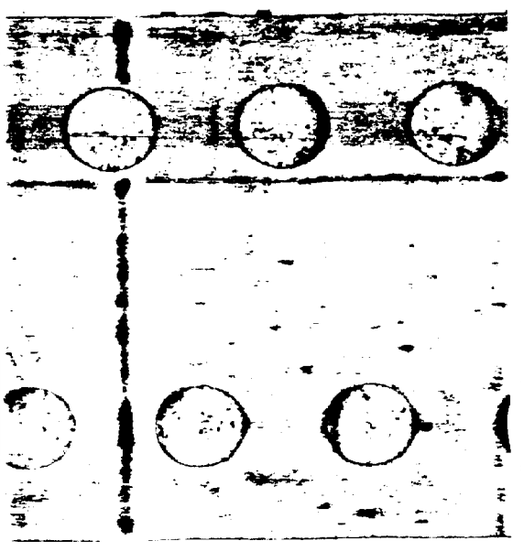
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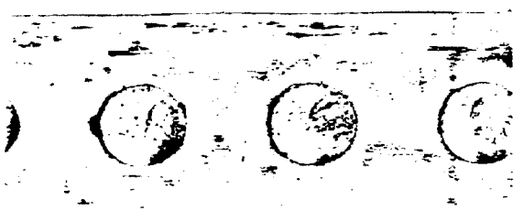
DAVIDSON COUNTY, TN.

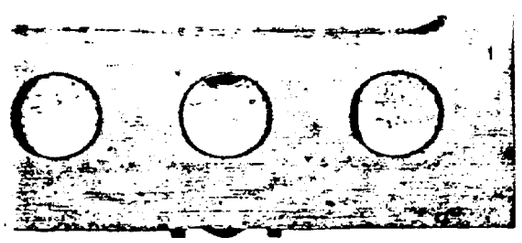
1575 11/27 0101 03CHECK

348.58

0125899







OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9868 PG 619

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 91778.13
CON TX 339.58
PRFEE 1.00
WDEED 8.00
TOTAL 348.58
CHECK 348.58

11/27/95 01 11:11 0001 1575

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0125899
IDENTIFICATION REFERENCE

95 NOV 27 AM 11:03
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 980105