WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 449,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF November 95

Notary Public I. DYKE TATUM

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SUSAN S. FULLER (NAME)	MORTGAGESOUTH CORPORATION (NAME)	116-8-G-162C0
162 CHARLESTON PARK (ADDRESS)	104 WOODMONT BLVD, SUITE #402 (ADDRESS)	07DA74935
NASHVILLE, TN 37205 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37205 (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, JOSEPH N. BARKER, TRUSTEE AND PAUL J. FENELON AND WIFE MARGARET M. FENELON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SUSAN S. FULLER, MARRIED

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, Tennessee, being Lot No. 162, on the Plan of Sugartree, Phase III, A Planned Unit Development as of record in Plat Book 5050, page 67 through 71; amended in Book 5238, Page 93 and Book 5495, page 738, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Joseph N. Barker, Trustee, by QuitClaim Deed from Paul J. Fenelon and wife, Margaret M. Fenelon of record in Book 8730, page 176, Register's Office for Davidson County, Tennessee.

There is conveyed with the above described property an undivided interest in and to the general and/or restricted common areas and facilities of SUGARTREE, PHASE III, as said areas are set forth and defined in Restrictions of record in Book 4857, page 157 ; Book 5003, page 688; Book 5087, page 220; Book 5152, page 401; Book 5514, page 138; Book 5691, page 61.; Register's Office for Davidson County, Tennessee, and to which reference is hereby made for more particulars.

SOURCE OF DESCRIPTION: Survey dated October 26, 1995, made by:
JOHN B. KOHL, III, License No. 100
400 Seventh Avenue, South
Nashvillle, TN 37203

unimproved ( )
This is improved (X) property, known as 162 CHARLESTON PARK, NASHVILLE, TN 37205
(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 29th day of November 19 95

JOSEPH N. BARKER, TRUSTEE

PAUL J. FENELON
By: JOSEPH N. BARKER, ATTORNEY-IN-FACT

MARGARET M. FENELON
By: JOSEPH N. BARKER, ATTORNEY-IN-FACT

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 JOSEPH N. BARKER, TRUSTEE AND PAUL J. FENELON AND WIFE MARGARET M. FENELON

the bargainor s with whom I am personally acquainted or 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 29th day of November 19 95

Commission expires July 26, 1997

I. DYKE TATUM 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

This instrument is executed on behalf of PAUL J. FENELON, by JOSEPH N. BARKER, as his Attorney-in-Fact, pursuant to a Power of Attorney which is being placed of record with this instrument.

This instrument is executed on behalf of MARGARET M. FENELON, by JOSEPH N. BARKER, as her Attorney-in-Fact, pursuant to a Power of Attorney which is being placed of record with this instrument.

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 JOSEPH N. BARKER, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of PAUL J. FENELON AND MARGARET M. FENELON, as their Attorney-in-Fact, as the free act and deed of the within named PAUL J. FENELON AND MARGARET M. FENELON.

WITNESS my hand and official seal at Nashville, Tennessee, this 29TH day of NOVEMBER 1995.

My Commission Expires: 07/26/97

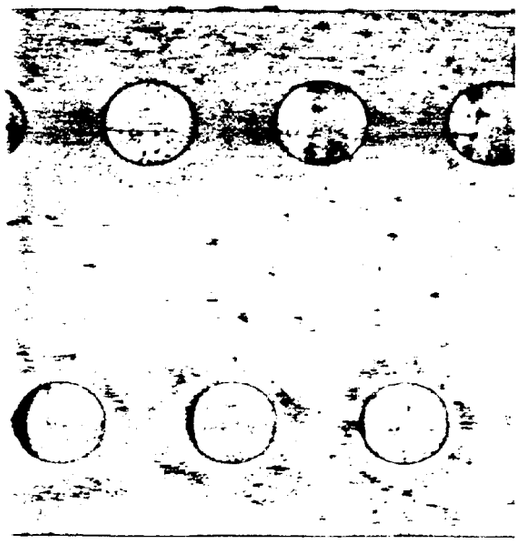
NOTARY PUBLIC I. DYKE TATUM

I. DYKE TATUM NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0129510 IDENTIF. # REFERENCE

95 DEC -6 PM 12:41
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5469 12/06 0101 03CHECK 1670.30





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9880 PG 729

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	
				449000.00
			CON TX	1661.30
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1670.30
			CHECK	1670.30
12/06/95	01		12:41 0001	5469

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0129510 IDENTIF. ↑ REFERENCE

95 DEC -6 PM 12:41

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 983957