-2

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,549.44

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF December, 19 95

Notary Public J. 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
STEPHEN E. RAY (NAME)	SAME AS NEW OWNER (NAME)	108-12-280
787 LAKEVIEW CIRCLE (ADDRESS)	(ADDRESS)	108-12-281
MT. JULIET, TN 37122 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	108-12-282 108-12-283

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, RICHARD G. HADEN, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEPHEN E. RAY, unmarried

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 Nos. 38, 39, 40 and 80 on the Plan of Revision of Lots 38-45 and 80 QUAIL VALLEY, SECTION FOUR, PHASE SEVEN, of record in Plat Book 6900, page 815, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to RICHARD G. HADEN, by QuitClaim Deed from SHERRY HADEN, now SHERRY PILLAI, of record in Book 9690, page 321, Register's Office for Davidson County, Tennessee.

THE recording of said plat vacates the previous Condominium Site Plan of record in Book 5200, page 522, Register's Office for Davidson County, Tennessee and all common areas applicable to Lot 38, 39, 40 and 80 were conveyed by Quail Valley Homeowners Association, Inc., by deed of record in Book 7716, page 828, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee(s) to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in for Lot No. 38 Book 7765, page 468, for Lot No. 39 Book 7765, page 470, for Lot No. 40 Book 7765 page 464 and for Lot No. 80 Book 7765, page 466, said Register's Office,

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unimproved ( )
This is improved (X) property, known as LOTS 38,39,40 & 80 QUAIL VALLEY, 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 18th day of December, 19 95

RICHARD G. HADEN

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 RICHARD G. HADEN

the bargainor ____ 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 for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 18th day of December, 1995.

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

*** CONTINUATION

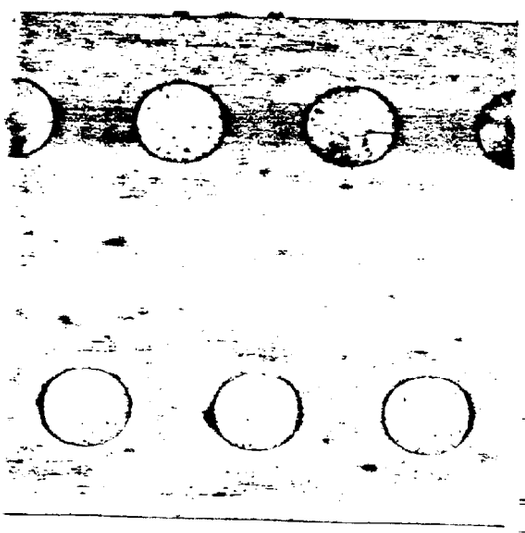
and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee(s).

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD.

0133516
IDENTIFICATION NUMBER

95 DEC 19 PM 1:09
DAVIDSON COUNTY, TN.

REV 12/97 2101 03CHECK 125.55



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

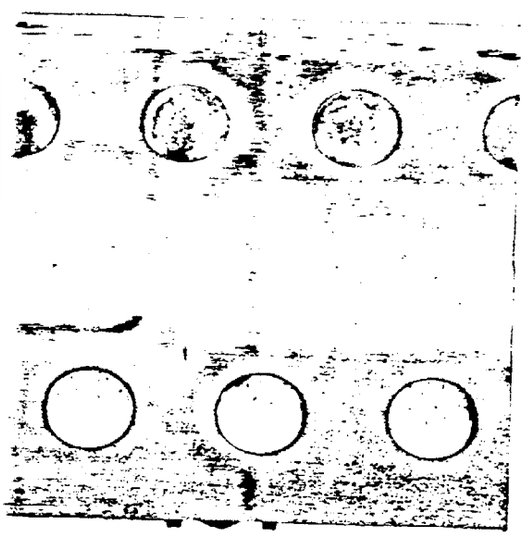
RECEIVED OF _____

FOR _____

BOOK 9892 PG 975

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



CART 31549.44
CON TX 116.55
PRFEE 1.00
WDEED 8.00
TOTAL 125.55
CHECK 125.55

12/19/95 01 13:09 0001 9891

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0133516
IDENTIFICATION REFERENCE

95 DEC 19 PM 1:09
REGISTER OF DEEDS
DAVIDSON COUNTY, TN.

No. 988314