File 13536
ile Box 9B (First Title & Escrow)

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 9894 PG 633

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
BRANDON R. CELLUCCI (NAME)	SUNTRUST BANK, NASHVILLE, N.A. (NAME)	Map 74-12
3914 Plantation Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 305110 (STREET ADDRESS)	Par. 63
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37230-5110 (CITY) (STATE) (ZIP)	F.B. 4D33328

FOR AND IN 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, EQUITY ENHANCEMENT CORP., A DELAWARE CORPORATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRANDON R. CELLUCCI AND WIFE, KENDRA D. CELLUCCI

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 569 on the Plan of Section Five Hermitage Hills, as of record in Plat Book 3300, pages 1 and 2, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Equity Enhancement Corp. by deed from D.W. McMackin, Substitute Trustee of record in Book 9793, page 897, said Register's Office.

This conveyance is made subject to: All matters appearing on the Plan of record in Plat Book 3300, pages 1 and 2, said Register's Office.

DEED 12/21 0101 080 MECH 323.50

013394Z

IDENTIFICATION REFERENCE

95 DEC 20 PM 2:13

FILED AND RECORDED
DAVIDSON COUNTY, TN.

This is improved (XX) unimproved ( ) property, known as 3914 Plantation Drive, Hermitage, Tennessee 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 14th day of December, 19 95

EQUITY ENHANCEMENT CORP.
By: W. H. Hockridge
W. H. HOCKRIDGE, PRESIDENT

STATE OF TENNESSEE
COUNTY OF _____

BOOK 9894 PG 634

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand at office, this _____ day of _____, 19 _____.

My commission expires _____ Notary Public _____

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____
W. H. HOCKRIDGE

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of EQUITY ENHANCEMENT CORP. the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this 14th day of December 19 95

My commission expires 11/20/96 Notary Public _____

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF December 19 95

MY COMMISSION EXPIRES: 11/20/96
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM EQUITY ENHANCEMENT CORP.

TO BRANDON R. CELLUCCI AND WIFE, KENDRA D. CELLUCCI

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

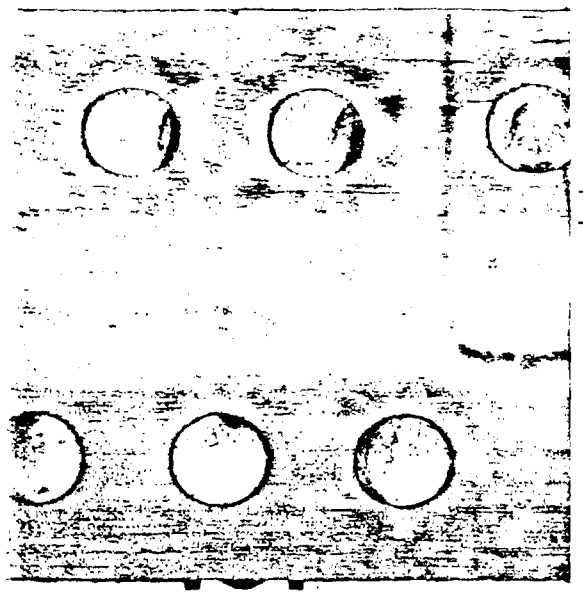
RECEIVED OF _____

FOR _____

BOOK 9894 PG 635

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



DAMT	85000.00
CON TX	314.50
PRFEE	1.00
WDEED	8.00
TOTAL	323.50
CHECK	323.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 0352

0133942
IDENTIFICATION REFERENCE

95 DEC 20 PM 2:13

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 988771