WARRANTY DEED

BOOK 9911 PG 204

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF December 19 95

Notary Public

MY COMMISSION EXPIRES: 11-22-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 213 A Ward Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sharon L. Courson (NAME)	First Union Mortgage Corporation (NAME)	MAP 119-01-0
223 Rose Street (ADDRESS)	1410 Commonwealth Dr. Suite 140 (ADDRESS)	PARCEL 316.00
Nashville, Tennessee 37217 (CITY) (STATE) (ZIP)	Wilmington, NC 28403 (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, Estate of Lelia Taylor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sharon L. Courson, an unmarried woman

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. 130 on the Map of Overhill City and W. H. Fox's Subdivision of Blocks 14, 15, 16, 20, 21, 29, 30 Cumberland Nurseries Subdivision, as of record in Book 332, page 21, Register's Office for Davidson County, Tennessee, to which Map reference is here made for a more complete description.

Being the same property conveyed to Lelia Taylor, an unmarried person by deed from Winford L. Pickett and wife, Gwendolyn Anders Puckett of record in Book 1852, page 445, Register's Office for Davidson County, Tennessee. Lelia Taylor having died 1-18-95, leaving said property to Charles Delius and Lorene Delius by will of Record in Will Book 196, page 95, Probate Office for said County.

This conveyance is subject to taxes for 1996 and subsequent years, restrictions and easements of record.

0138629 IDENTIF. # REFERENCE

96 JAN -8 AM 9:21
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

5374 01/08 0101 03CHECK 194.00

unimproved ( )
This is improved (X) property, known as 223 Rose Street, Nashville, Tennessee 37210
(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 15th day of December 19 95

Estate of Lelia Taylor
By: Charles Delius
Charles Delius, Co-executor

Attest: Lorene Delius
Lorene Delius, Co-executor

9911

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 9911 PG 205

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Estate of Lelia Taylor

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 Brentwood, Tennessee, this 15th day of December 19 95.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

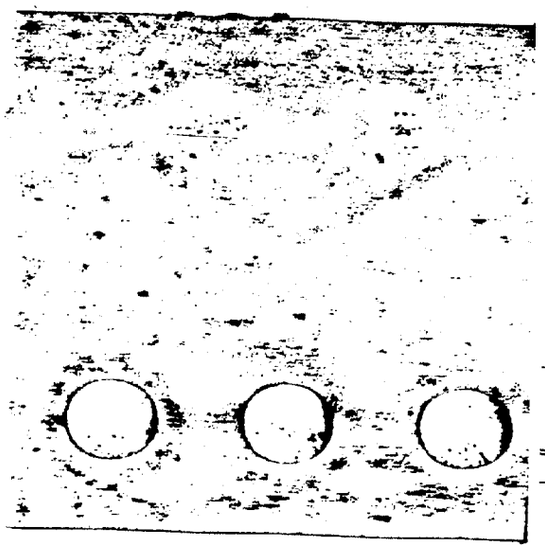
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared Charles Delius and Lorene Delius and _____ with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the Co-Executors of the Estate of Lelia Taylor and _____ respectively of the _____ the within named bargainor, and corporation, and that they as such Co-Executors 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 Charles Delius and Lorene Delius as such C-Executors, and attesting the same by the said _____ as such _____.

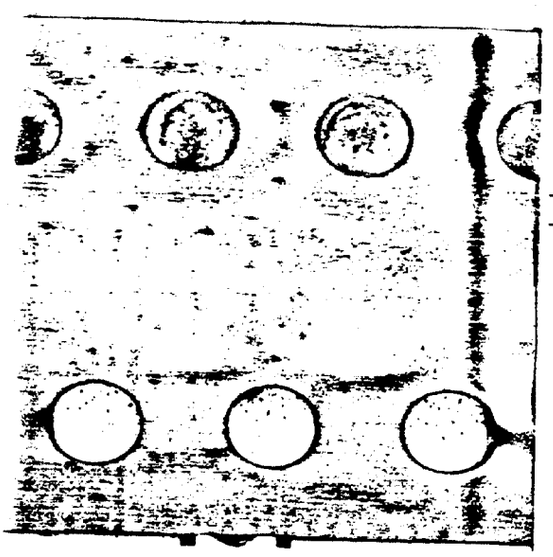
Witness my hand and official seal at office at Brentwood Tennessee on this the 15th day of December 19 95.

My commission expires 11-27-99

Charles A. Fullerton Jr.
Notary Public

CHARLES A. FULLERTON JR. NOTARY PUBLIC STATE OF TENNESSEE LAKE





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

RECEIVED OF _____

FOR _____

BOOK 9911 PG 206

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	50000.00
CON TX	185.00
PRFEE	1.00
WDEED	8.00
TOTAL	194.00
CHECK	194.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 5374

0138629
IDENTIF. & REFERENCE

96 JAN -8 AM 9:21
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 993720