26B

BK 9913 PG 65

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
James P. Achuff Pamela M. Achuff 432 Beacon Hill Drive Mt. Juliet, TN 37122	New Owners	Map 104-6 Parcel 306

This instrument prepared by: Robert J. Notestine III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205
This instrument was prepared from information furnished by the parties hereto.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Catherine Thogmorton Achuff Stetson ("Grantor") have bargained and sold, and by these presents does transfer and convey unto James P. Achuff and wife, Pamela M. Achuff, (The "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, (the property) being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, in the 24th Ward of the City of Nashville, being Lot No. 10 of Block 2 on the Plan of Fairfax Place, as of record in Book 547, pages 137 and 138, Register's Office for said County.

According to a survey made by S.R. Sanford, Jr., Civil Engineer, August 1, 1939, said Lot No. 10 fronts 78.18 feet on the easterly side of 32nd Avenue South, formerly Orient Circle, and runs back 176 feet on the northerly side and 163.5 feet on the southerly line to the westerly line of Lot No. 8 measuring 78 feet thereon.

Being the same property conveyed to Catherine Thogmorton Achuff Stetson by Quitclaim Deed from James M. Achuff, Pamela M. Achuff and Catherine Thogmorton Achuff Stetson of record in Book 9913, page 63, said Register's Office for Davidson County, Tennessee.

The description is the same as was used in the last deed of record.

This is improved property commonly known as 502 Thirty-Second Avenue, South, Nashville, Tennessee 37212.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $140,000.00.

Affiant

Subscribed and sworn to before me this 21 day of April, 1995.

Notary Public

My Commission Expires 1-24-97

BOOK 9913 PG 66

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees's successors and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind herself, her representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 3rd day of April, 1995.

Catherine Thogmorton Achuff Stetson

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 Catherine Thogmorton Achuff Stetson, 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 3rd day of April, 1995.

Notary Public

My Commission Expires:

1-24-99

0139338
IDENTIFICATION REFERENCE

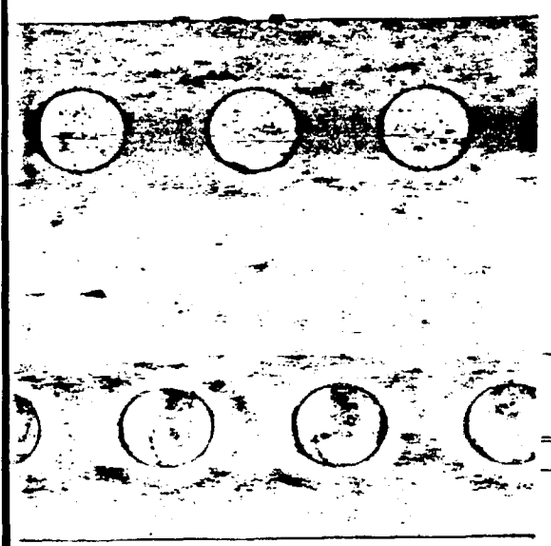
95 APR -9 PM 3:21
DAVIDSON COUNTY TN

5141 01/09 01:01 03CHECK 527.00

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



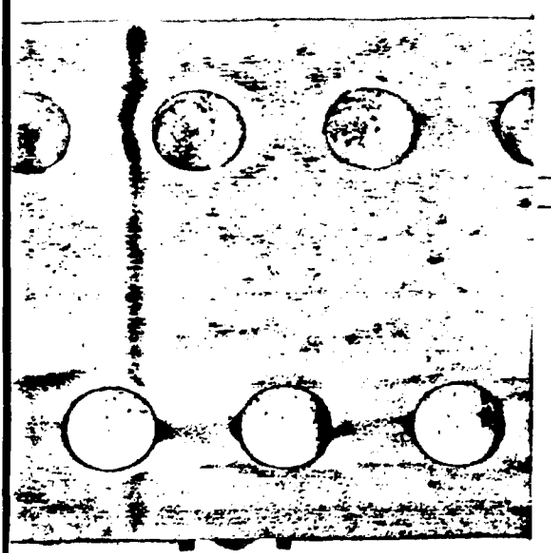
RECEIVED OF _____

FOR _____

BOOK 9913 PG 67

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
140000.00
CON TX 518.00
PRFEE 1.00
WDEED 8.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 527.00

CHECK 527.00

01/09/95 01 15:24 0001 6141

0139338
IDENTIF. & REFERENCE

95 JAN -9 PM 3:21
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 994480