FILE BOX 45

WARRANTY DEED

BOOK 9931 PG 716

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,450.00

Ann G Parrish
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January, 19 96

Notary Public

MY COMMISSION EXPIRES: May 24, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ann G. Parrish (NAME)	First Republic Mortgage (NAME)	MAP 42-7A
1425 Sixpence Place (ADDRESS)	6012 Wilmington Pike (ADDRESS)	PARCEL 119
Madison, TN 37115 (CITY) (STATE) (ZIP)	Dayton, OH 45459 (CITY) (STATE) (ZIP)	11D-93236

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, Robert W. Whittle and wife, Judy H. Whittle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ann G. Parrish, 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:

BEING Lot No. 450, on the plan of Phase IV, Heritage Square, Lot 434, 435, 436, 446, 447, 448, 449, 450, 451, Revised, of record in Plat Book 6200, Page 452, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Robert W. Whittle and wife, Judy H. Whittle by deed from Fox Ridge Company, of record in Book 6868, Page 280, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6407, Page 59, Register's Office for said County.

96 JAN 30 PM 2:21
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

0145423
IDENTIF. A REFERENCE

This is improved (X) unimproved ( ) property, known as 1425 Sixpence Place, Madison, TN 37115
(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 hands this 29th day of January 19 96

Robert W. Whittle

Judy H. Whittle

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 Robert W. Whittle and wife, Judy H. Whittle

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 January, 1997.

Commission expires May 24, 1997

Notary Public

STATE OF TENNESSEE
COUNTY OF

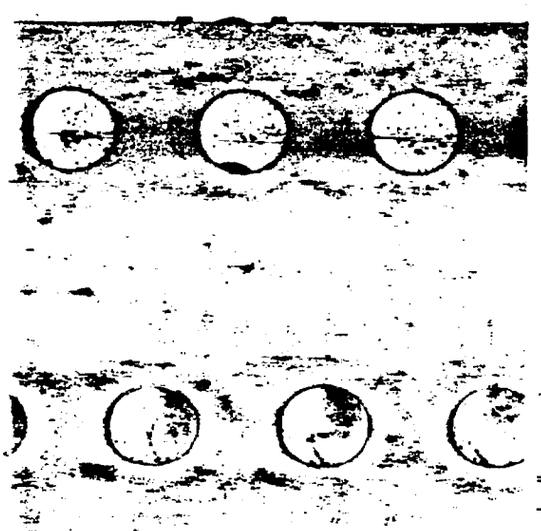
Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and 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 _____.

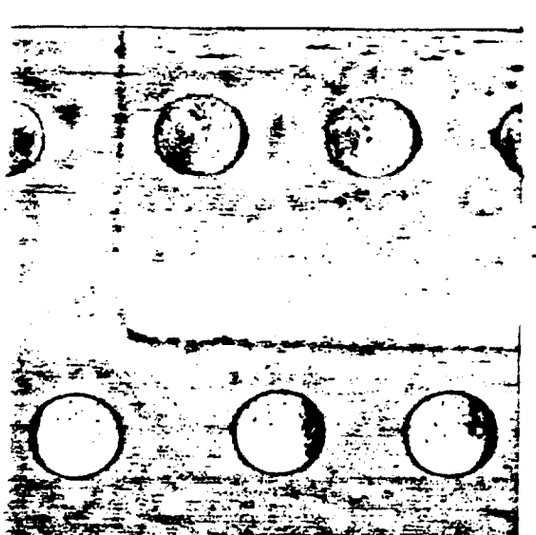
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

2721 01/30 0101 03CHECK 314.07





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

RECEIVED OF _____

FOR _____

BOOK 9931 PG 718

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	82450.00
			CON TX	305.07
			PRFEE	1.00
			WDEED	8.00
			TOTAL	314.07
			CHECK	314.07
01/30/96	01	14:21	0001	2721

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0145423
IDENTIF. ↑ REFERENCE

96 JAN 30 PM 2:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1000971