WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER

34231

STATE OF TENNESSEE
COUNTY OF DAVIDSON
BOOK 9967 PG 217

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,800.00

X Georgianne Tyree
(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February, 19 96

X
Notary Public

MY COMMISSION EXPIRES 7-25-98
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Georgianne Tyree	North American Mortgage Company	103-8-79
(NAME)	(NAME)	
127 43rd Avenue North	4301 Hillsboro Road, Suite 328	25W 8675
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(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, John N. Kirkland and wife, Sheryl Burke Mevis (Kirkland)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Georgianne Tyree, 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 No. 13 on the plan of C. H. Tritschler's Subdivision of Lots Nos. 347-348 and a part of Lot No. 349 on the Plan of West Lawn Subdivision of record in Book 843, page 51, Register's Office for Davidson County, Tennessee.

Said Lot No. 13 fronts 50 feet more or less on the westerly margin of 43rd Avenue North and extends back 175 feet on the southerly line and extends back from the westerly margin of 43rd Avenue North beign the northeasterly corner of said property S 83 degrees 44" W 113 feet, thence S 85 degrees 41' 46" W 62.21 feet, as established by Chancery Court Order filed in the Chancery Court for Davidson County, Tennessee, in File No. 80-630-III, to the easterly margin of 44th Avenue North being a dead line in the rear, measuring 50 feet more or less. Being described from a survey by John Kohl & Company, P.C. Tennessee No. 100, dated August 12, 1986.

BEING the same property conveyed to John N. Kirkland and Sheryl Burke Mevis by deed from Danita Dawn Harris, unmarried, Charles David Harris and wife, Carolyn Gayle of record in Book 7809, Page 865, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

This is unimproved ( ) improved (X) property, known as 127 43rd Avenue North, Nashville, TN 37209
(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 28th day of February, 19 96

John N. Kirkland

Sheryl Burke Mevis (Kirkland)

BOOK 9967 PG 218

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 John N. Kirkland and wife, Sheryl Burke Mevis (Kirkland)

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 28th day of February, 1996.

Commission expires 2/25/98

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_____.

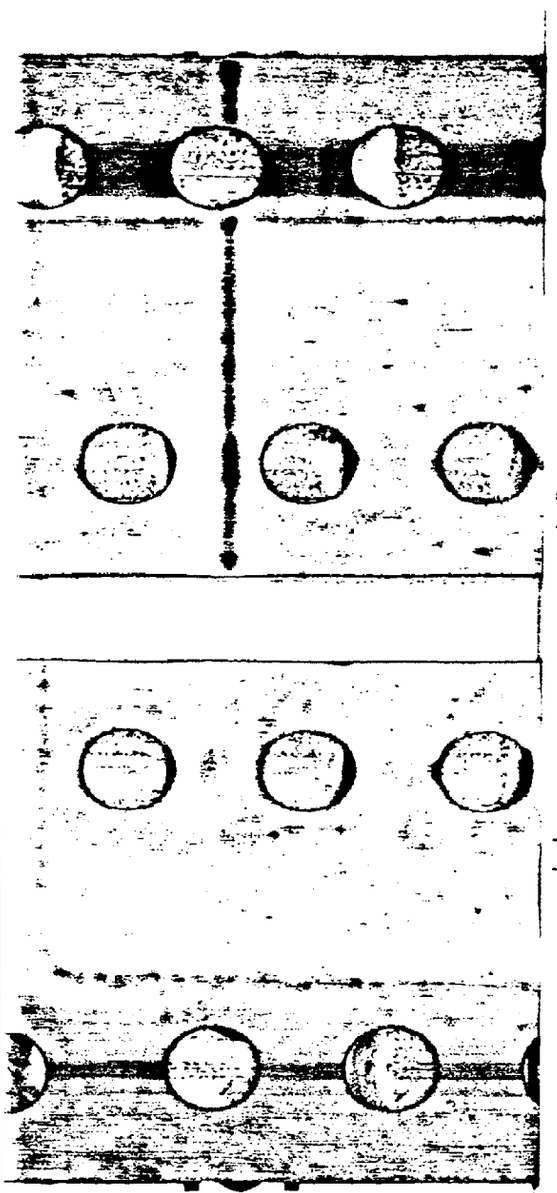
My commission expires _____

Notary Public

4515 03/04 0101 03CHECK 383.46

0156510
IDENTIF. & REFERENCE

96 MAR -4 PM 3:22
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 9967 PG 219

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

MAMT 95800.00
ERR: CO
MAMT 95800.00-
CAMT 95800.00
CON TX 354.46
PRFEE 1.00
WDEED 8.00
TOTAL 363.46
PMEN 363.46

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03 07 96 02 15:27 0001 4515

0156510
IDENTIF. # REFERENCE

96 MAR -4 PM 3:22
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1012636