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This Instrument Prepared By:

Bottorff, Kavin & Cook
5110 Maryland Way, Suite 200
Brentwood, TN 37027

BOOK 9968 PG 488

WARRANTY DEED

ADDRESS NEW OWNER: Lori J. Neely 5703 Maxon Ave. Nashville, TN 37209	SEND TAX BILL: *To Mortgagee*
MORTGAGEE: Churchill Mortgage Corporation 761 Old Hickory Blvd., #203 Brentwood, TN 37027	MAP AND PARCEL: MAP 91-14 GROUP PARCEL 29

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Edward W. Allen Jr. and wife, Ronda L. Allen, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Lori J. Neely, married,, hereinafter called the Grantee, her 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 part of Lot "B" on the Plan of Westview Heights of record in Book 421, page 29, said Register's Office.

Said part of said lot is described as beginning at a point on the southerly margin of Maxon Street, 57 feet westerly from the westerly margin of Osman Street; thence with the margin of Maxon Street, north 68° 30' west 50 feet to a point; thence south 23° 35' west 140 feet to a fence post; thence south 76° 40' east 51.7 feet to an iron pin which 98.3 feet west of the west margin of Osman Street; thence north 23° 25' east 128 feet to the beginning.

Being the same property conveyed to Edward W. Allen Jr. and wife, Ronda L. Allen by deed from William M. Shouse and wife Jeannete L. Shouse of record in Book 7759, page 915, Register's Office for Davidson County, Tennessee.

This is improved property known as 5703 Maxon Ave., Nashville, TN 37209.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1996 and subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lori J. Neely, married,, her heirs and assigns, forever; and we, Edward W. Allen Jr. and wife, Ronda L. Allen do covenant with the said Grantee 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 Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 28th day of February, 1996.

Edward W. Allen Jr.

Ronda L. Allen

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Edward W. Allen Jr. and wife, Ronda L. Allen the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 28th day of February, 1996.

NOTARY PUBLIC

My Commission Expires: 5/24/97

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 54,700.00.

AFFIANT 2/28/96

Subscribed and sworn to before me this 28th day of February, 1996.

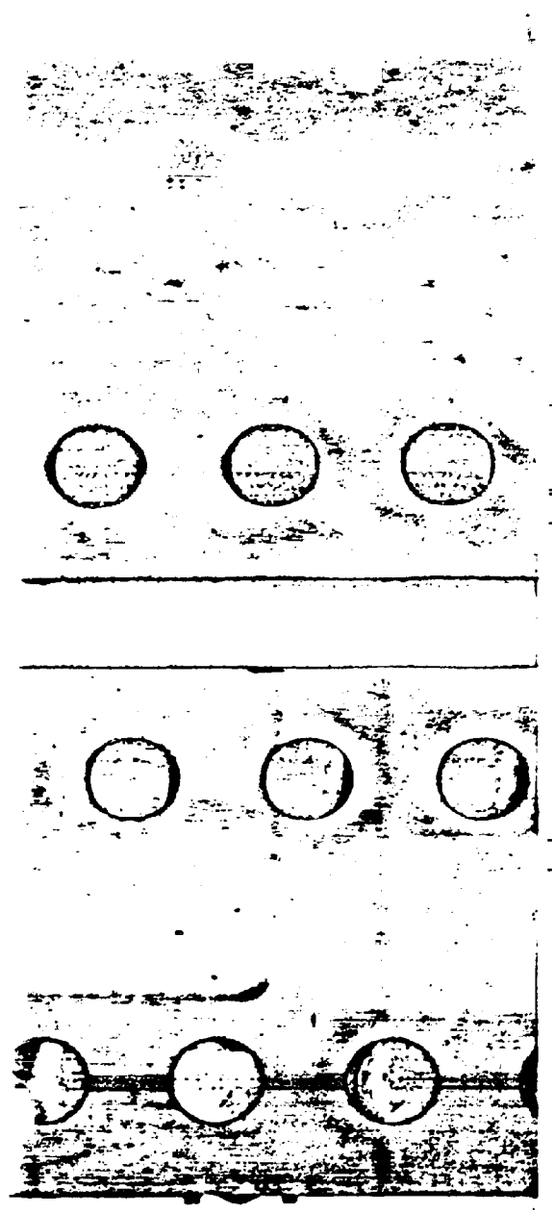
NOTARY PUBLIC

My Commission Expires: 5/24/97

0156863
IDENTIF. ↑ REFERENCE

96 MAR -5 AM 11:03
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

4609 03/05 0101 03CHECK 211.39



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9968 PG 490

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 54700.00
CON TX 202.39
PRFEE 1.00
WDEED 8.00
TOTAL 211.39
CHECK 211.39

03/05/96 01 11:04 0001 4909

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0156863
IDENTIF. ↑ REFERENCE

96 MAR -5 AM 11:03
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1013026