FILE BOX 45

WARRANTY DEED

R 10018 PG 884

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 131,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April, 19 96

GIA NICHOLS NOTARY PUBLIC AT LARGE

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
James R. Eckenrode (NAME)	America's Wholesale Lender (NAME)	MAP 63-16-0-B
1412 Aaronwood Drive (ADDRESS)	750 Old Hickory Blvd. #286 (ADDRESS)	PARCEL 208CO
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	04D-92989

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, Martha Candace Harbison and husband, Claude Gerald Harbison

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, James R. Eckenrode and wife, Doris J. Eckenrode

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. 290, on the plan of Hampton Park, formerly Chitwood Downs, a Planned Unit Development, of record in Plat Book 6900, Page 405, amended in Plat Book 6900, Page 550 thru 552, corrected in Book 7462, Page 445, surveyor's certificate of correction in Book 8110, Page 401, and amended in Book 8181, Page 112, 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 Martha Candace Kane by deed from Fox Ridge Homes, Inc., of record in Book 8686, Page 651, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 7351, Page 852, Book 7451, Page 739, Book 8336, Page 393, Register's Office for said County.

The said Claude Gerald Harbison joins in this conveyance to conve_ any and all marital interest he/she may have in said property.

This is improved (X) unimproved ( ) property, known as 1412 Aaronwood Drive, Old Hickory, TN 37138
(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 April 19 96

Martha Candace Harbison

Martha Candace Harbison

Claude Gerald Harbison

Claude Gerald Harbison

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 Martha Candace Harbison and husband, Claude Gerald Harbison,

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 15th day of April, 1996.

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_____.

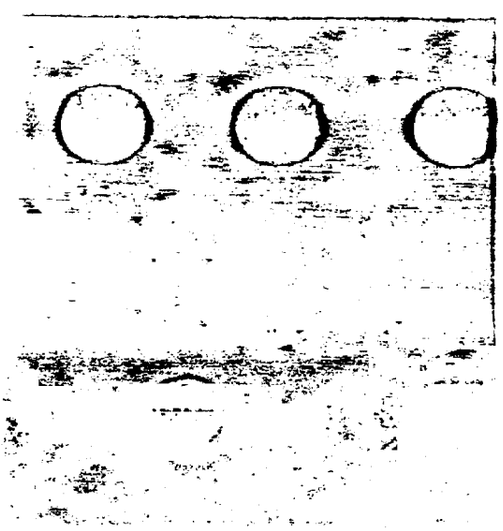
My commission expires _____

Notary Public

0172393
IDENTIFICATION REFERENCE

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





RECEIVED OF _____

FOR _____

BOOK 10018 PG 886

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
			DAMT	
				131900.00
			[illegible]	488.03
			[illegible]	1.00
			[illegible]	8.00
			[illegible]	497.03
			[illegible]	497.03
		04/17/96	01	13756 0001 1608

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0172393
IDENTIF. & REFERENCE

96 APR 17 PM 1:53

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1029559