FILE BOX 45

WARRANTY DEED

p... 10036 PG 995

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 73,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF April 19 96

Notary Public

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

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE

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
Michael A. Brady (NAME)	North American Mortgage Company (NAME)	MAP 53-14
1407 Ocoee Trail (ADDRESS)	12977 N. Forty Drive, Ste. 200 (ADDRESS)	PARCEL 140
Madison, TN 37115 (CITY) (STATE) (ZIP)	St. Louis, MO 63141 (CITY) (STATE) (ZIP)	11D-94898

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, Gregory V. Cross and wife, Loretta Lynn Cross

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael A. Brady, an unmarried man

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. 191 on the Plan of Nawakwa Hills, Powwow Addition, Section 6, not of record, described as follows:

Lot No. 191: Beginning at a point in the easterly margin of Ocoee Trail at the corner of Lots Nos. 190 and 191; thence, with the line between said lots, easterly 150 feet to a point; thence northerly 50 feet to a point; thence, westerly 150 feet to the easterly margin of Ocoee Trail; Thence with the margin of the same, southerly 50 feet to the point of beginning.

BEING the same property conveyed to Gregory V. Cross, and wife, Loretta Lynn Cross by deed from William D. Castleman, of record in Book 8967, Page 671, Register's Office for said County. See also deed of record in Book 8858, page 426, re-recorded in Book 8876, page 281, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1407 Ocoee Trail, 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 hand s this 30th day of April 19 96

Gregory V. Cross

Gregory V. Cross

Loretta Lynn Cross

Loretta Lynn Cross

BOOK 10036 PG 996

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 Gregory V. Cross and wife, Loretta Lynn Cross

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 30th day of April, 1996.

Commission expires May 24, 1997

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

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_____.

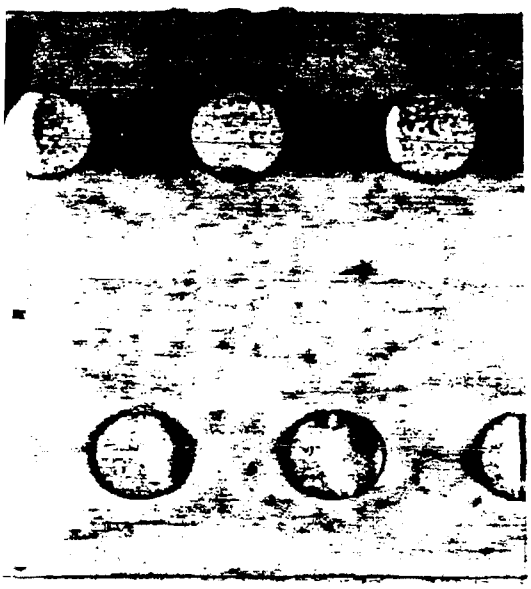
My commission expires _____

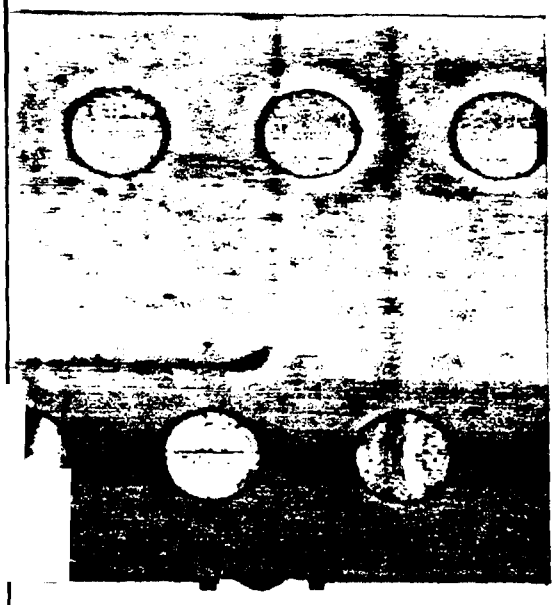
Notary Public

0177778
IDENTIF. ↑ REFERENCE

96 MAY -2 PM 1:59
FELIX A. NIXON REGISTER
DAVIDSON COUNTY, TN.

RCPT 05/02 01:01 03CHECK 279.10





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10036 PG 997

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	73000.00
			CON TX	270.10
			PRFEE	1.00
			WDEED	8.00
			TOTAL	279.10
			CHECK	279.10
05/02/96	01		14:01 0001	7248

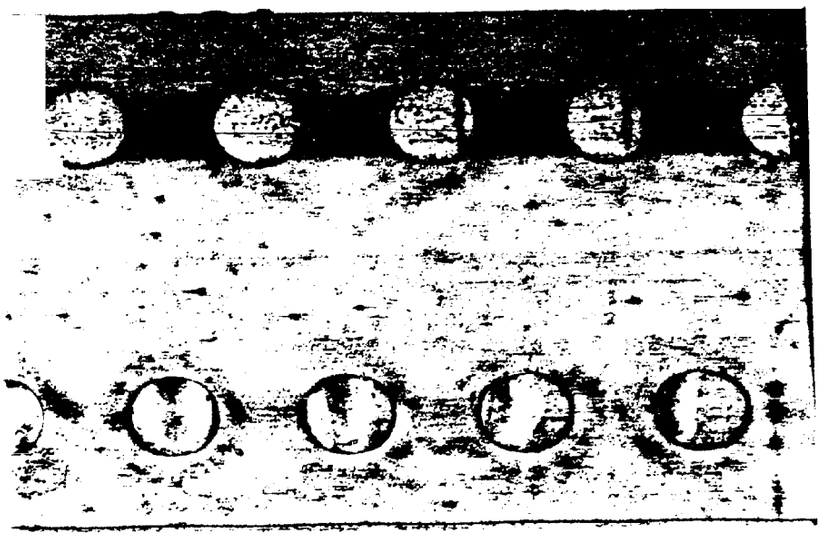
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

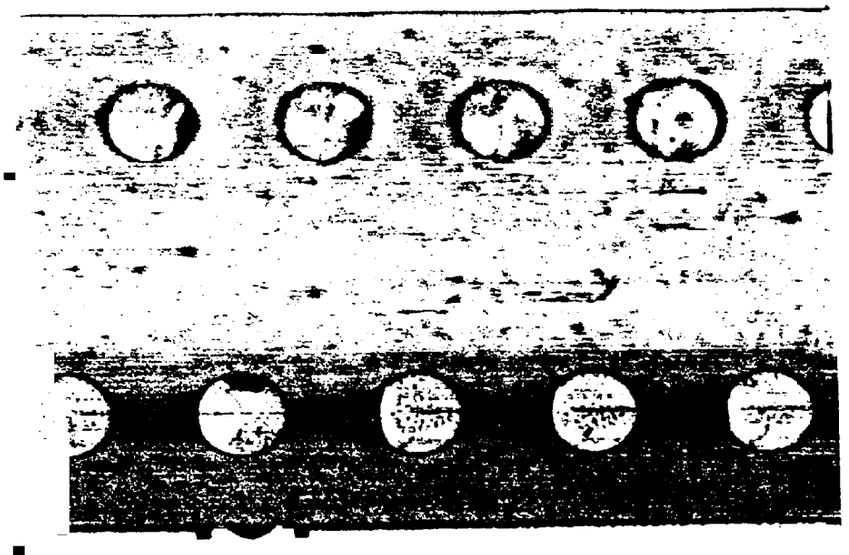
0177778
IDENTIF. ↑ REFERENCE

96 MAY -2 PM 1:59

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1035280

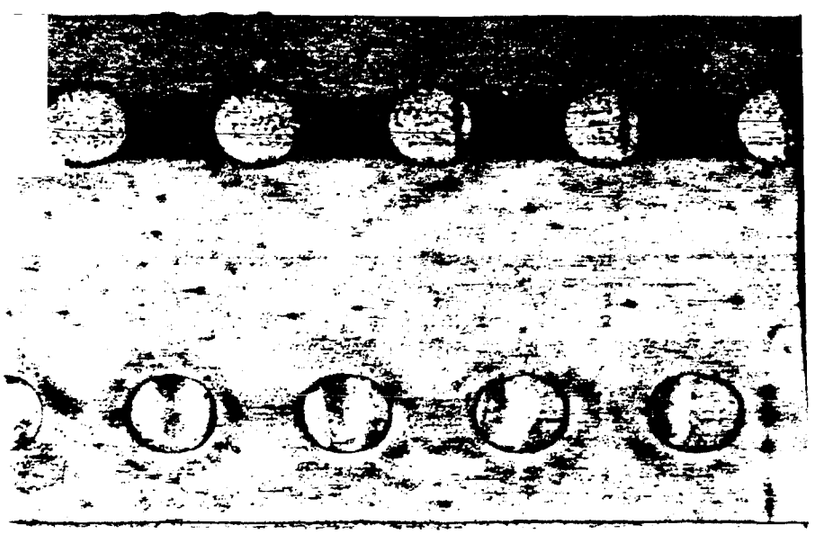


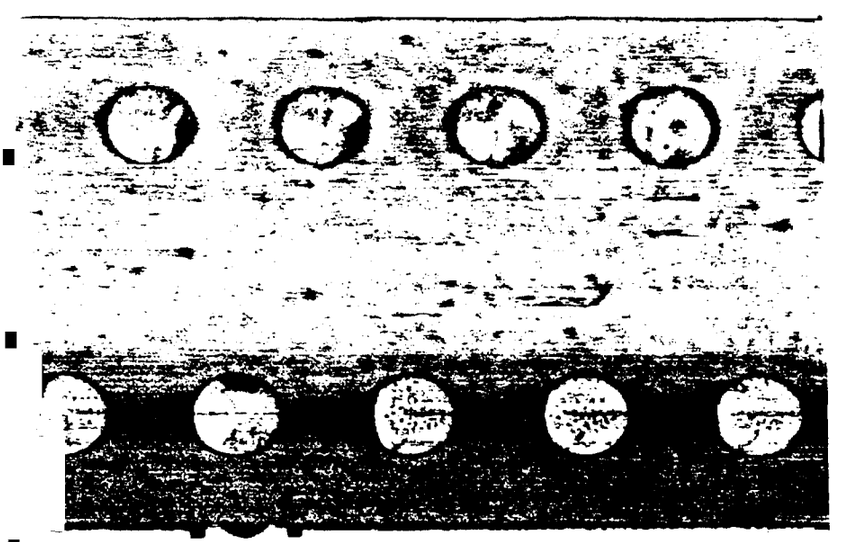


VOID
5-2-96

BOOK 10036 PG 998

BOOK 10036 PG 999





VOID
5-2-96

BOOK 10036 PG 998

BOOK 10036 PG 999