First Title & Escrow Co., Inc.
Box #9B

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 10062 PG 90

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

#13824

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ANTHONY J. LEE, JR. (NAME)	COLLATERAL MORTGAGE, LTD. (NAME)	102-16
768 Darden Place (STREET ADDRESS OR ROUTE NUMBER)	1900 Crestwood Boulevard (STREET ADDRESS)	66
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35210-2034 (CITY) (STATE) (ZIP)	8DZ47400

FOR AND IN 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, CLARENCE L. STEINHOUSE AND WIFE, LURENE R. STEINHOUSE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANTHONY J. LEE, JR. AND WIFE, LAURA R. LEE

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 173 on the Plan of Hillwood Estates Section Nine- Part Two, as of record in Plat Book 2331, page 28, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Clarence L. Steinhouse and wife, Lurene R. Steinhouse by deed from H.G. Hill Realty Company, a Tennessee corporation of record in Book 2749, page 114, said Register's Office.

This conveyance is made subject to: (1) 1996 Taxes, which have been prorated and assumed by the Grantees; and (2) All matters appearing on the Plan of record in Plat Book 2331, page 28, said Register's Office.

0185524
IDENTIF. & REFERENCE

96 MAY 28 AM 10:14
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( ) property, known as 768 Darden Place, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 22nd day of May, 19 96

Clarence L. Steinhouse by John Steinhouse — Lurene R. Steinhouse

CLARENCE L. STEINHOUSE
BY: JOHN STEINHOUSE, ATTORNEY-IN-FACT
BY POWER OF ATTORNEY RECORDED SIMULTANEOUSLY HEREWITH

LURENE R. STEINHOUSE

BOOK 10062 PG 91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LURENE R. STEINHOUSE

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 22nd day of May, 19 96.

My commission expires 11/20/96 Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN STEINHOUSE, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said CLARENCE L. STEINHOUSE and is authorized by the said CLARENCE L. STEINHOUSE to execute this instrument on his behalf.

Witness my hand, at Office, this 22nd day of May, 1996.

My Commission Expires: 11/20/96

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 245,000.00

(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF May, 19 96.

MY COMMISSION EXPIRES: 11/20/96
(AFFIX SEAL)

Notary Public

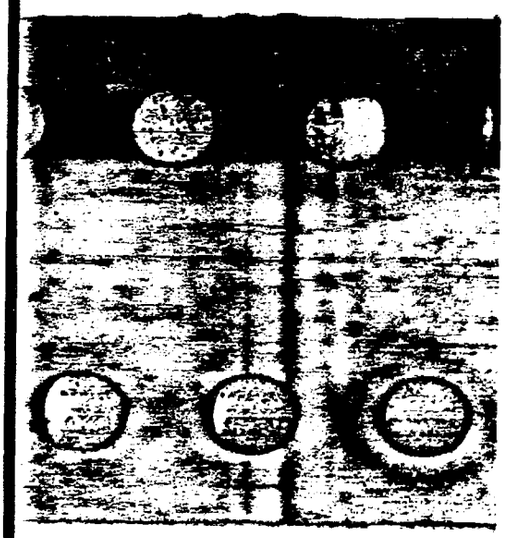
WARRANTY DEED

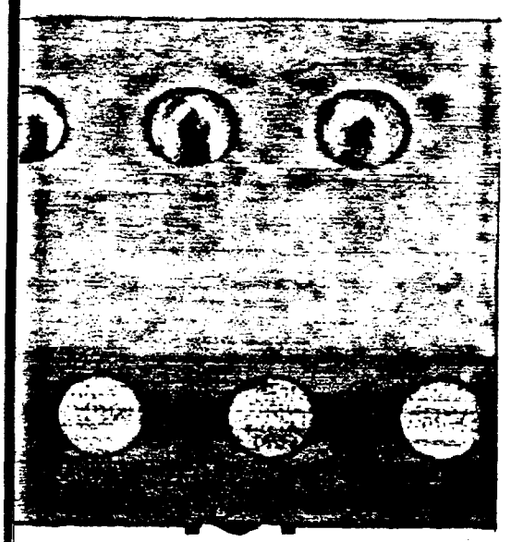
FROM CLARENCE L. STEINHOUSE AND WIFE, LURENE R. STEINHOUSE

TO ANTHONY J. LEE, JR. AND WIFE, LAURA R. LEE

5714 05/28 0101 03CHECK 915.50

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 10062 PG 92

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 245000.00
				CON TX 906.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 915.50
				CHECK 915.50
			05/28/96 01	10:17 0001 5714

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0185524
IDENTIF. ↑ REFERENCE

96 MAY 28 AM 10:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 1043634