FILE BOX 45

WARRANTY DEED

BOOK 10070 PG 940

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 66,195.85

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF May, 1996

Notary Public

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

PATRICIA NICHOLS NOTARY PUBLIC

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
Cathey E. Williams (NAME)	Boatmen's National Mortgage, (NAME)	MAP 136-16
3714 Folkstone Drive (ADDRESS)	4041 Knight Arnold Road (ADDRESS)	PARCEL 2
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	02DX01602

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, Karin Lee Waterman, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cathey E. Williams and Minna E. H. Evans

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. 74-A, on the plan of Chelsea of Priest Lake, Section 1-A, of record in Plat Book 5200, Page 696 and amended in Book 6250, Page 36, 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 Karin Lee Waterman, unmarried, by deed from Antonio L. Beasley and wife, Linda M. Beasley, of record in Book 7600, Page 672, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Karin Lee Waterman and husband, Peter M. Oldham, to Delta Title Company of Memphis, TN, Trustee, for National Mortgage Company, dated June 27, 1994, and filed for record in Book 9398, Page 587, Register's Office for said County, with an unpaid principal amount of approximately $56,695.85, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

This conveyance is subject to Restrictive Covenants of record in Book 6213, Page 806, and Book 6250, Page 36, Register's Office for said County.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

unimproved ( )
This is improved (X) property, known as 3714 Folkstone Drive, Antioch, TN 37013
(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 my hand this 29th day of May 19 96

Karin Lee Waterman

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 Karin Lee Waterman, married

the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of May, 19 96.

Commission expires May 24, 1997

PATRICIA NICHOLS
NOTARY PUBLIC
DAVIDSON CO., TENN.

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 _____

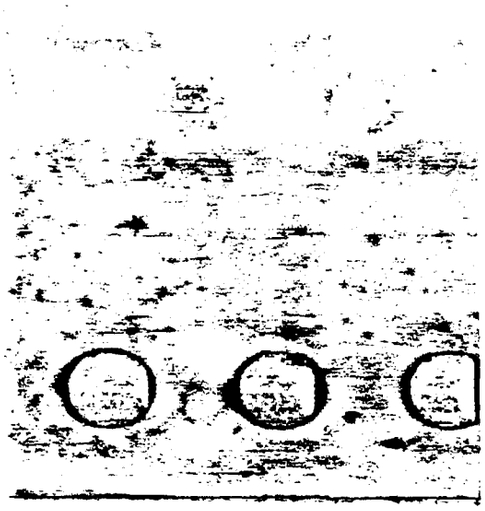
_____
Notary Public

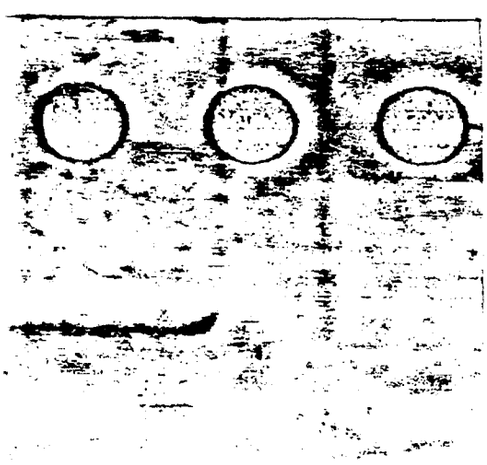
0188085
IDENTIFICATION REFERENCE

96 JUN -3 PM 2:10
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

9432 06/03 0101 03CHECK 253.93

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





RECEIVED OF _____

FOR _____

BOOK 10070 PG 942

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 66195.85
				CON TX 244.93
				PRFEE 1.00
				WDEED 8.00
				TOTAL 253.93
				CHECK 253.93
			06/03/96 01	14:15 0001 8432

0188085
IDENTIFICATION REFERENCE

96 JUN -3 PM 2:10
FELIX Z. WILSON, II
REGISTER
DAVIDSON CO., TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1046329

DISON