0191178

IDENTIF. & REFERENCE

58

This instrument prepared by:
SUPERIOR TITLE & Escrow Services, Inc.
831 Wren Road
Goodlettsville, TN 37072
(615) 859-8450

BOOK 10081 PG 687

96 JUN 10 PM 1:27

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

File #: 96-1917

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,
Buddy Dunn Contractors, LTD.

hereinafter called GRANTOR(S), have bargained and sold, and by these presents do hereby transfer and convey unto Brian Romanowski and Beth Romanowski, husband and wife

hereinafter called GRANTEE(S), their Heirs and Assigns, a certain tract or parcel of land, together will all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot No. 18 on the plan of First Revision of Meade Vue as of record in Plat Book 9700 at page 58, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to GRANTOR(S) by deed recorded in Deed Book 9232 at page 542, Register's Office for said County, Tennessee.

PROPERTY ADDRESS: 7812 Dan Kestner Court, Nashville, TN 37221

TO HAVE AND TO HOLD the aforesaid real estate, together will all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said GRANTEE(S), their heirs and assigns, in fee simple forever.

SAID CONVEYANCE IS MADE SUBJECT to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show. Also subject to taxes for the year 1996 and subsequent years.

THE SAID GRANTOR(S) does/do hereby covenant with the said GRANTEE(S) that he/she/they is\are lawfully seized in fee simple of the aforedescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the title and quiet possession thereto he/she/they will warrant and defend against lawful claims of all persons, claiming same by, through or under him/her/them no further or otherwise.

IN WITNESS THEREOF, the undersigned have set his/her/their hand and sell on this 6th day of June, 19 96

Buddy Dunn

Buddy Dunn Contractors, LTD.
Buddy Dunn, General Partner

State of Tennessee
County of _____

BOOK 10081 PG 688

On this _____ day of _____, 19 ____, before me, a Notary Public in and for said State and County, personally appeared _____ with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained as his/her/their free act and deed.

Witness my hand and official seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of Davidson

On this 6th day of June, 19 96, before me, a Notary Public in and for said State and County, personally appeared Buddy Dunn with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they is the General Partner of Buddy Dunn Contractors, LTD., a the within named bargainor, a corporation/partnership/joint venture and as such General Partner, executed the foregoing instrument for the purposes therein contained on behalf of said bargainor.

Witness my hand and officious seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 146,191.00

David B. Romanowski
AFFIANT

Subscribed and sworn to before me, this the 6th day of June, 1996

My Commission Expires:
January 26, 1997

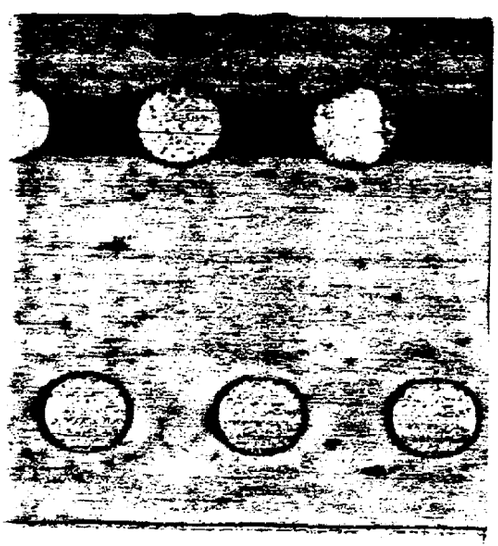
Kenneth C. Kant Notary Public

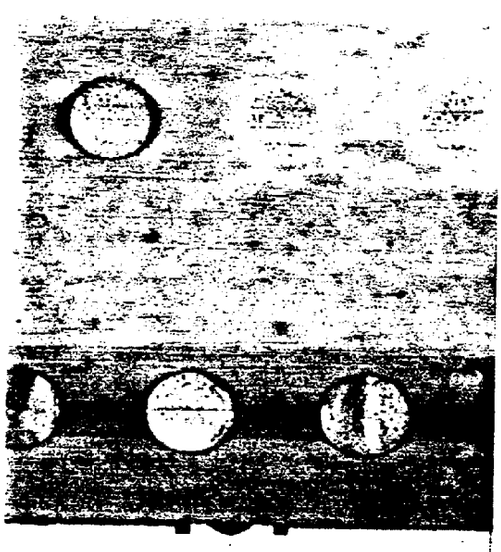
MAP AND PARCEL #: 128-10-0 248.00

ADDRESS OF NEW OWNER:	*SEND TAX BILLS TO:*
Brian Romanowski	Resource Bancshares Mortgage
7812 Dan Kestner Drive	7909 Parklane Road, Ste 150
Nashville, TN 37221	Columbia, SC 29223

SUPERIOR TITLE & Escrow Services, Inc.
831 Wren Road, Goodlettsville, TN 37072

1750 06/10 0101 03CHECK 549.91





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

RECEIVED OF _____

FOR _____

BOOK 10081 PG 689

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
				146191.00
				CON TX 540.91
				PRFEE 1.00
				WDEED 8.00
				TOTAL 549.91
				CHECK 549.91
06/10/96	01			13:29 0001 1750

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0191178 IDENTIF. ↑ REFERENCE

96 JUN 10 PM 1:27

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1049594