This instrument prepared by
and Return to
Leitner, Warner, Moffitt, et. al.
First American Center
Nashville, Tennessee 37238

BOOK 10086 PG 882

New Owner:	Send Tax Bills To:	Property Address:
Nashville Area Habitat for Humanity, Inc. 1103 Chapel Avenue Nashville, TN 37206	SAME	1714 Knowles Nashville, TN MAP PARCEL NUMBER 81-15-324

WARRANTY DEED

This conveyance, made and entered into as of the 23rd day of May, 1996 by and between Karen Merriman Martin, Unmarried and Marie B. Merriman, Unmarried, hereinafter referred to as "Grantors", and Nashville Area Habitat for Humanity, Inc., hereinafter referred to as "Grantees".

Witnesseth: That for and in consideration of Ten ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Bransford Realty Company's Subdivision of part of Manlove's Addition, as of record in Book 421 page 53, Register's Office for said County.

Said lot and said part of said lot adjoin and front together 40 feet on the northerly side of Thompson Street, and runs back between parallel lines 142 feet to an alley in the rear.

Being the same property conveyed to Karen Merriman Martin, UNMARRIED, and Marie B. Merriman, UNMARRIED, by Final Decree Confirming Sale of record in Deed Book 6951, Page 781 Register's Office for Davidson County, Tennessee.

This is unimproved property known as 1714 Knowles Street, Nashville, Tennessee, 37208.

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To have and to hold the aforesaid real estate, together with all the appurtenances and hereditament thereunto belonging or in anyway appertaining unto the said Grantee, their heirs and representatives, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized and possessed in fee simple of the aforedescribed real estate that the Grantor has a good right to sell and convey the same; that the same is unencumbered except for 1996 real property taxes and that the title and quiet possession thereto Grantors will warrant and forever defend against the lawful claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duty authorized so to do) the day and year first above written.

Karen Merriman Martin

Karen Merriman Martin

Marie B. Merriman

Marie B. Merriman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Karen Merriman Martin, Unmarried, the within named bargainor, with who 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, at office, this 23rd day of May, 1996.

Notary Public

ELIZABETH M. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Commission Expiration: 9/27/97

STATE OF New York
COUNTY OF Queens)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Marie B. Merriman, Unmarried, the within named bargainor, with who 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, at office, this 23rd day of May, 1996.

Notary Public

ROBERT MYERS, JR.
NOTARY PUBLIC, STATE OF NEW YORK
NO. 41-2841320
QUALIFIED IN QUEENS COUNTY, N.Y.
COMMISSION EXPIRES AUGUST 31, 1997

Commission Expiration:

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $6,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 23rd day of May, 1996.

Notary Public

Commission Expires: 9/27/97

C:\EMW\HABITAT EMW\WARRANTY DED

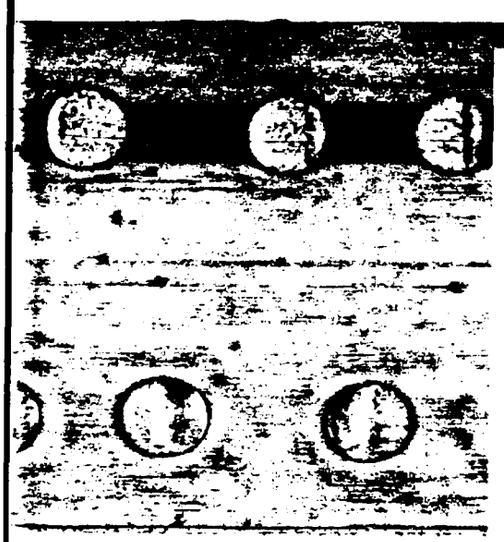
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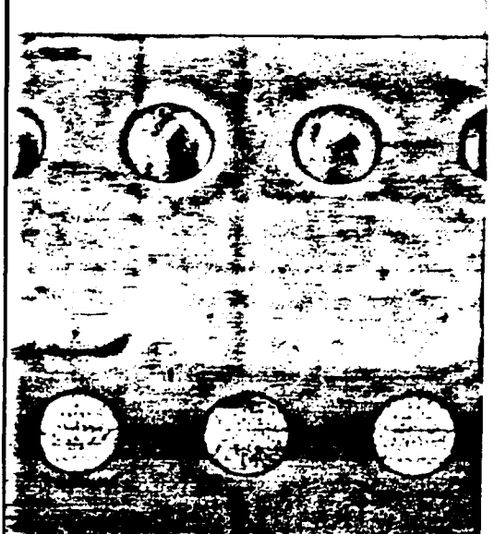
96 JUN 14 PM 1:22

REGISTER
DAVIDSON CO., TN.

0192700

IDENTIFICATION REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 10086 PG 884

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	6000.00
CON TX	22.20
PRFEE	1.00
WDEED	8.00
TOTAL	31.20
CHECK	31.20

06/14/96 01 13:29 0001 3478

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0192700
IDENTIF. ↑ REFERENCE

96 JUN 14 PM 1:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1051292