WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 130,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June 19 96

Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

BOOK 10102 PG 971

ELIZABETH J SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, Attorneys at Law, P.O. Box 1369, Brentwood, TN 37024-1369

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mina Sabet-Bogan (NAME)	CTX Mortgage Company (NAME)	172-12-0-B-284.00
2517 Call Hill Road (ADDRESS)	P. O. Box 19000 (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Dallas, TX 75219 (CITY) (STATE) (ZIP)	

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, Sivananthan Sritharan, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mina Sabet-Bogan

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, TN, being Lot No. 162 on the Plan of Bradford Hills, Section Twelve, of record in Book 7900, Page 6; Amended in Book 7900, Page 581, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Sivananthan Sritharan by deed from Claridge Builders, Inc. of record in Book 9286, Page 58, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 8069, Page 170; Book 9055, Page 826; re-recorded in Book 9058, Page 989; By-laws in Book 8071, Page 531; Charter in Book 8071, Page 520; Open Space conveyed in Book 8154, Page 304 and Book 9779, Page 672; Deeds in Book 8377, Page 769; Book 8377, Page 808, and all matters shown on the Plan of Record.

D197993

RECEIVED FOR REFERENCE
96 JUN 23 PM 3:00
REGISTER
DAVIDSON CO. TENN.

FEE 06/28 0101 03CHECK 490.00

This is unimproved ( ) unimproved (X) property, known as 2517 Call Hill Road, Nashville, TN 37211
(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 27th day of June 19 96

Sivananthan Sritharan

Sivananthan Sritharan
by Nelson Hawkins

0197994

BOOK 10102 PG 972

STATE OF TENNESSEE
COUNTY OF Williamson

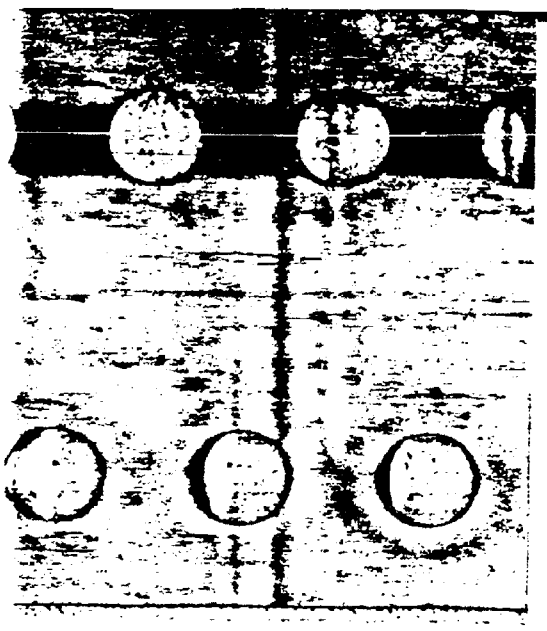
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Debbie Hawkins, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained, and who further acknowledged that she is the attorney in fact for Sivananthan Sritharan and that she is authorized by Sivananthan Sritharan to execute this instrument on his behalf.

Witness my hand and seal at Brentwood, TN, this 27th day of June, 1996.

Notary Public

My commission expires 1/29/00

ELIZABETH J. S
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN
My Commission Expires 1-



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

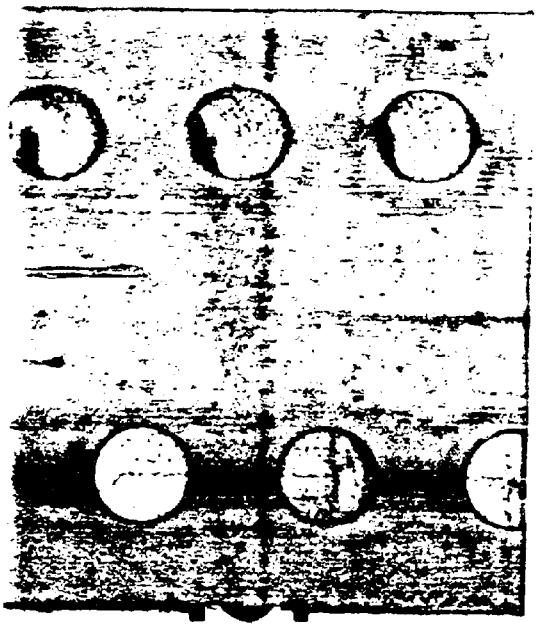
RECEIVED OF _____

FOR _____

BOOK 10102 PG 973

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
1300000.00
ERR CO
CAMT
1300000.00-
CAMT
130000.00
CON TX 481.00
PRFEE 1.00
MRFEE 0.00
TOTAL 490.00
CHECK 490.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/28/96 01 15:06 0001 9148

0197993
IDENTIF. # REFERENCE

96 JUN 28 PM 3:00

REGISTER
DAVIDSON COUNTY, TN.

No. 1056896