File Box 52

Return Recorded Document To:
Lehman Land Title, Inc.
5211 Maryland Way, Ste. 1060
Brentwood, TN 37027

L-8927

BOOK 10112 PG 370

STATE OF TENNESSEE 7041-M
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF July, 19 96.

Notary Public Mark A. Ellmore, Jr.

MY COMMISSION EXPIRES: 1/20/99

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip G. Baumal	Cornerstone Mortgage Bankers, Inc.	105-1-197
(NAME)	(NAME)	
1403-A Tremont Street	2209 Crestmoor Road, Suite 200	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, Tennessee 37212	Nashville, Tennessee 37215	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, WE, Toney Turner, a single person

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Phillip G. Baumal, a single person

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, Tennessee, being the easterly 35 feet, more or less, of Lot No. 76, Boyd's Addition, said Part of said lot fronts 35 feet on the south side of Tremont Avenue and runs back between parallel lines 168 feet to an alley.

BEING the same property conveyed to Toney Turner by deed from Howard C. Gentry, Sr. and wife, Carrie Gentry, filed of record in Book 6636, page 409, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

Toney Turner, Tony Turner, Antonio C. Turner and Antonio Turner being one and the same person.

0200629

IDENTIFICATION REFERENCE

95 JUL -5 PM 12:32

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF July 19 96

Deputy Register

This is improved property known as 1403-A Tremont Street, Nashville, Tennessee 37212

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 his hand ew this 1st day of July, 19 96.

Toney Turner

Toney Turner

7041-M

STATE OF TENNESSEE
COUNTY OF Davidson

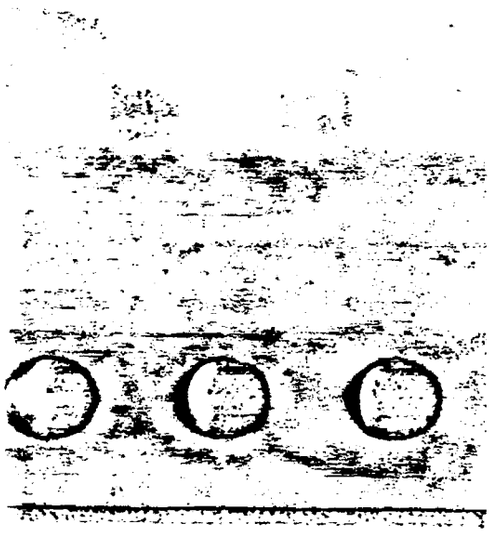
Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named Toney Turner, a single person the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of July, 1996.

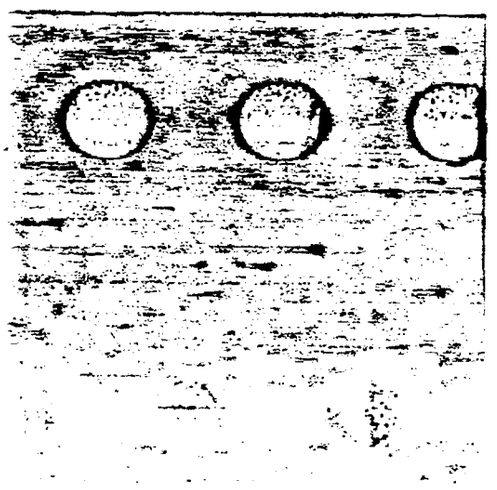
My commission expires 1/20/99

Notary Public Mark A. Ellmore, Jr.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

7981 17/05 0:01 DEPOSIT 231.00





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

RECEIVED OF _____

FOR _____

BOOK 10112 PG 372

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 60000.00
				CON TX 222.00
				PRFEE 1.00
				MDEED 8.00
				TOTAL 231.00
				CHECK 231.00
			07/05/96 01	12:37 0001 1984

95 JUL -7 PM 12:32

REGISTER
DAVIDSON

IDENTIF. # REFERENCE 0200629

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1059710