This Instrument Prepared By:

BOOK 10116 PG 601

Brenda Franks Hale
Hale and Hale Attorneys
312 First Tennessee Bank Building
Franklin, Tennessee 37064

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL
Joseph R. Staler	Sierra Western Mortgage Corp.	117-7-89
JoAnne P. Staler	4851 LBJ Freeway	
3433 Benham Avenue	Suite 506	
Nashville, TN 37215	Dallas, Texas 37064	

3532 07/10 0101 03CHECK 1659.20

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $446,000.00.

AFFIANT

Sworn to and subscribed before me this 8th day of July, 1996.

BRENDA FRANKS HALE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE April 1, 1997

NOTARY PUBLIC

My Commission Expires: 4-1-97

95 JUL 10 PM 12:54

MAIL ENV.

IDENTIF. & REFERENCE

0202048

WARRANTY DEED

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 and sufficiency of which is hereby acknowledged, R. Hilton Wickham hereinafter called the "GRANTOR", had bargained and sold and by these presents do transfer and convey unto Joseph R. Staler and wife, JoAnne Staler hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, TN, being Lot No. 4 on the Plan of a Resubdivision of Lots 194 and 222 on the North Part of Noel's Subdivision of Watkins Grove, of record in Plat Book 7900, page 940, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to R. Hilton Wickham, by Deed from The Woodmont Hills Church of Christ, formerly known as Ashwood Church of Christ, of record in Book 9653, page 172, as re-recorded in Book 9655, page 362, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns, forever;

AND GRANTOR does covenant with the said GRANTEES he is are lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Davidson County taxes for the year 1996 are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTOR paying his prorata part thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable. Map & Parcel No. 117-7-89.

2. All matters appearing on the Plan of record in Plat Book 7900, page 940, Register's Office for Davidson County, Tennessee.

AND GRANTOR DOES FURTHER covenant and bind themselves, their 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.

Cynthia C. Wickham, wife of R. Hilton Wickham, hereby joins in this conveyance for the purpose of conveying any and all right, title and interest in and to the subject property by reason of her marital status, or otherwise.

This improved property is known as 3433 Benham Avenue, Nashville, TN 37215.

WITNESS our hands this 8th day of July, 1996, in Franklin, Tennessee.

R. Hilton Wickham

Cynthia C. Wickham

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

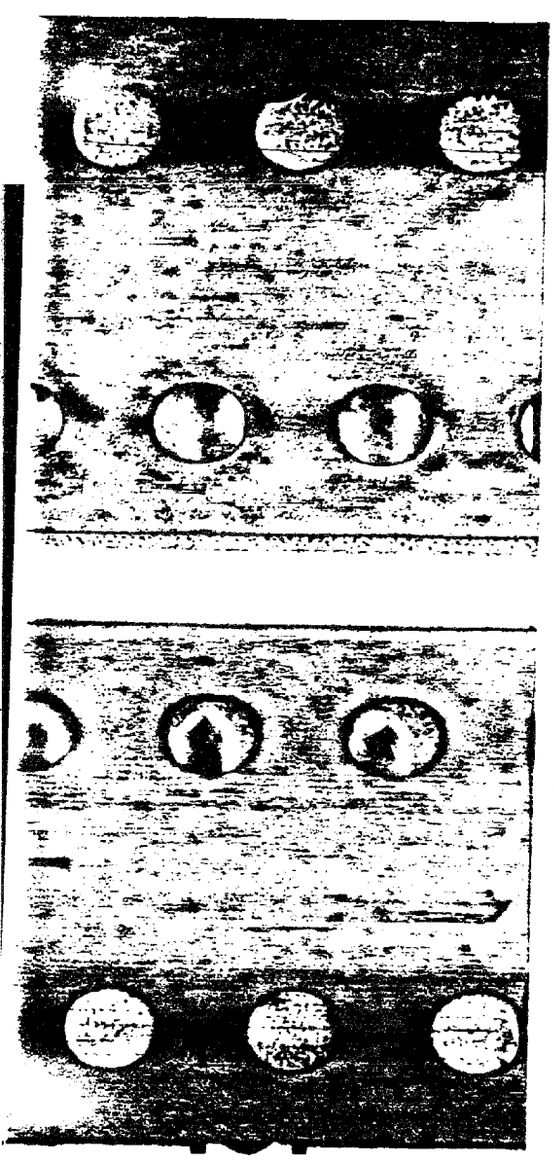
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named R. Hilton Wickham and Cynthia C. Wickham, the bargainors, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 8th day of July, 1996.

BRENDA FRANKS HALL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Commission Expires April 1, 1997

Notary Public

My commission expires: 4-1-97



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

RECEIVED OF _____

FOR _____

BOOK 10116 PG 603

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 446000.00
				CON TX 1650.20
				PRFEE 1.00
				MDEED 8.00
				TOTAL 1659.20
				CHECK 1659.20
			07/10/96 01	13:02 0001 3532

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0202048
IDENTIF. # REFERENCE

96 JUL 10 PM 12:54

DAVIDSON CO. TN.

No. 1061234