File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

BOOK 10125 PG 80

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

#13980

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DARIN L. KELLETT (NAME)	SOUTHEASTERN MORTGAGE OF TN, INC (NAME)	118-9
949 Draughon Avenue (STREET ADDRESS OR ROUTE NUMBER)	565 Marriott Drive, Suite 250 (STREET ADDRESS)	202
Nashville, Tennessee 37204 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37214 (CITY) (STATE) (ZIP)	16DA-06450

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, CATHERINE ANDREWS DISHMAN, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DARIN L. KELLETT, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 10 on the Plan of Woodmont Boulevard Section of Marengo Park, as of record in Plat Book 1130, page 2, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Catherine Andrews Dishman, unmarried by deed from William T. Jackson, unmarried of record in Book 8949, page 45, said Register's Office.

This conveyance is made subject to: (1) Taxes for 1996 which have been prorated and assumed by the Grantee; and (2) All matters appearing on the plan of record in Plat Book 1130, page 2, Register's Office for Davidson County, Tennessee.

020492 I
IDENTIFICATION REFERENCE

96 JUL 18 AM 10:11
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

This is improved (XX) property, known as 949 Draughon Avenue, Nashville, Tennessee 37204
unimproved ( )

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 11th day of July, 19 96.

Catherine Andrews Dishman

CATHERINE ANDREWS DISHMAN

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CATHERINE ANDREWS DISHMAN with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 11th day of July, 19 96.

My commission expires 9/18/99 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, ~~FOR THIS TRANSFER~~ IS $ 137,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF July, 19 96.

MY COMMISSION EXPIRES: 9/18/99 (AFFIX SEAL) Notary Public

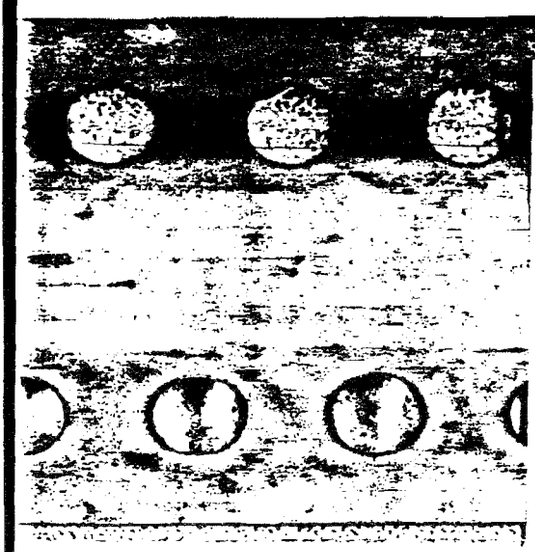
WARRANTY DEED

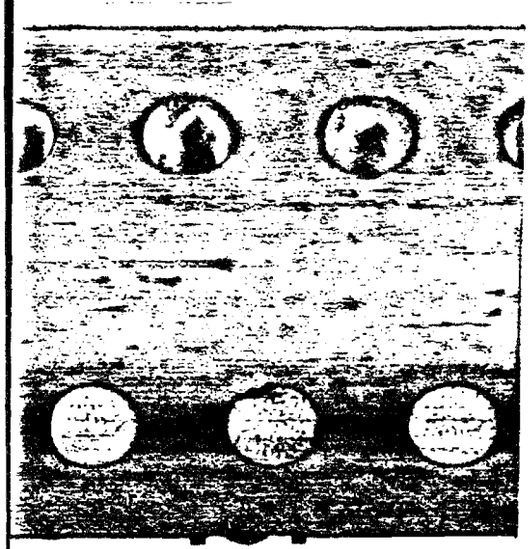
FROM CATHERINE ANDREWS DISHMAN

TO DARIN L. KELLETT

6673 07/18 0101 DSCHECK $17.75

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 10125 PG 82

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 137500.00
				CON TX 508.75
				PRFEE 1.00
				WDEED 8.00
				TOTAL 517.75
				CHECK 517.75
			07/18/96 01	10:13 0001 6673

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

020492
IDENTIF. # REFERENCE

96 JUL 18 AM 10:
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1064324