ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
William J. Archuletta, Sr.	Community Mortgage Corporation	MAP and PARCEL
Gwendolyn J. Archuletta	Attn: Tax Dept.	
619 Truxton Drive	142 Timber Creek Drive	96-11-143
Nashville, TN 37214	Cordova, TN 38018	

This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C
, Nashville, TN 37214 (Davidson County - Box 27B)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Betty J. Lee, unmarried** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **William J. Archuletta, Sr. and Gwendolyn J. Archuletta, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 61 on the Plan of Hickory Bend, Section 1, as of record in Book 3300, Page 38, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Betty J. Lee, unmarried, by Successor Trustee's Deed from Ted A. Burkhalter, as Successor Trustee, of record in Book 9651, Page 354, Register's Office for Davidson County, Tennessee.

This is property with a common address of 619 Truxton Drive, Nashville, TN 37214.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 3300, Page 38, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 3341, Page 265, said Register's office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $89,300.00

Gwendolyn J. Archuletta
Affiant

Subscribed and sworn before me this 15th day of August, 1996.

Cindy
Notary Public

My Commission Expires: 5/23/98

NOTARY PUBLIC

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **15th** day of **August, 1996**.

Betty J. Lee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Betty J. Lee, unmarried**, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at **Nashville**,, Tennessee, this **15th** day of **August, 1996**.

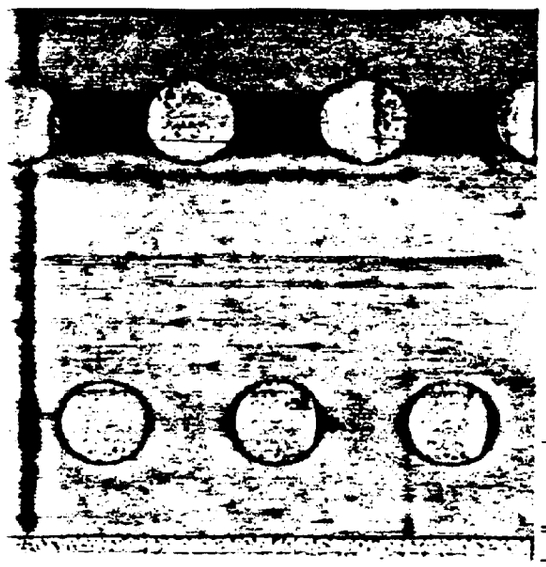
Notary Public
My Commission Expires:

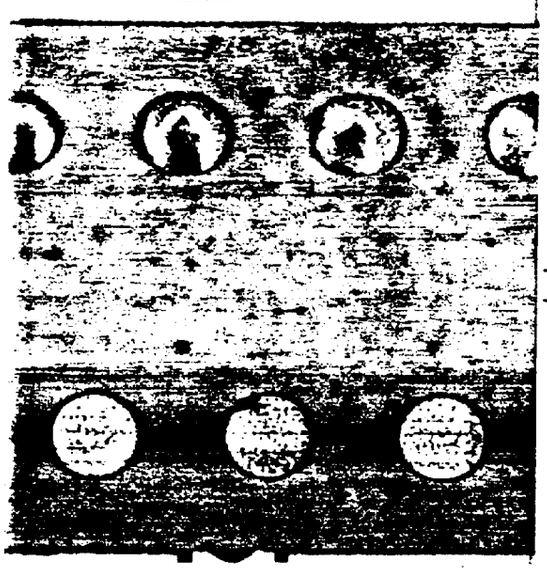
File No. 9608-338

02216699
IDENTIFICATION REFERENCE

96 AUG 21 PM 12:19
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

9332 08/21 0101 03CHECK 339.41





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

RECEIVED OF _____

FOR _____

BOOK 10163 PG 149

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 89300.00
				CON TX 330.41
				PRFEE 1.00
				WDEED 8.00
				TOTAL 339.41
				CHECK 339.41
			08/21/96 01	12:21 0001 9332

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0216699
IDENTIF. ↑ REFERENCE

96 AUG 21 PM 12:
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY.

No. 1021892