THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

BOOK 10174 PG 903

OUR FILE NUMBER: R5644

MAP/GROUP/PARCEL
052-02-0-018.00

NEW OWNER'S NAME AND ADDRESS:
Paul J. Bonner
408 Lanier Drive
Madison, Tennessee 37115

SEND TAX BILLS TO:
Southeastern Morgage of Tennessee, Inc.
565 Marriott Drive
Suite 250
Nashville, TN 37214

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, I, Arlin L. McRae, a married man, hereinafter called Grantor, do hereby transfer and convey unto Paul J. Bonner, a single man, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee,

BEING Lot No. 21 on the Block "E" on the Revised Plan of Rainbow Terrace Subdivision, as of record in Plat Book 1130, Page 85, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete description of said property.

BEING the same property conveyed to grantor herein by deed of record in Book 10026, Page 807, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantor covenants with grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Arlin L. McRae

Arlin L. McRae

3313 09/03 0101 03CHECK 226.93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

96 SEP -3 PM 12:15

IDENTIF. & REFERENCE

0220407

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Arlin L. McRae, with whom I am personally acquainted, and made oath that he executed the foregoing instrument as his free act and deed and for the purposes therein contained.

DONE at offices in Henderson[illegible], TN, on this the 30th day of August, 1996.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 4-15-2000

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $58,900.00.

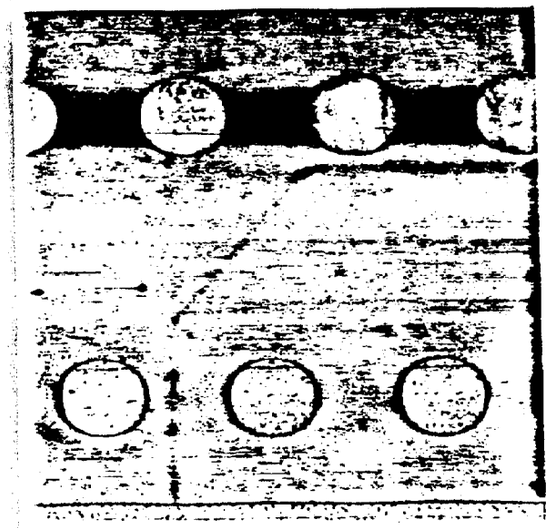
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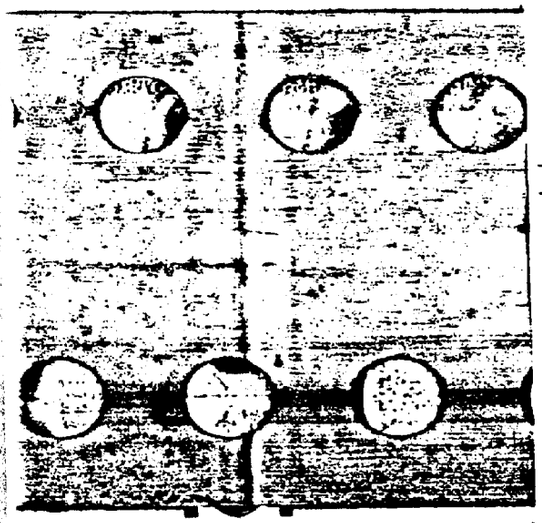
Sworn to and subscribed before me, this the 30th day of August, 1996.

NOTARY PUBLIC

My Commission Expires: 4-15-2000

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, T





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

RECEIVED OF _____

FOR _____

BOOK 10174 PG 905

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 58900.00
CON TX 217.93
PRFEE 1.00
WDEED 8.00
TOTAL 226.93
CHECK 226.93

09/03/96 01 12:17 0001 3313

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0220407
IDENTIF. ↑ REFERENCE

96 SEP -3 PM 12:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1025821