WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 180,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF November, 19 96

Notary Public

MY COMMISSION EXPIRES: 5/24/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harry D. Clewer (NAME)	Regions Mortgage Inc. (NAME)	MAP 142-11
500 Holly Hill Court (ADDRESS)	P. O. Box 2951 (ADDRESS)	PARCEL 52
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	Gainesville, GA 30503 (CITY) (STATE) (ZIP)	

FOR AND 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, Carl H. Kauffman and wife, Lura G. Kauffman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harry D. Clewer and wife, Florence J. Clewer

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 Lot No. 101 on the Plan of Valley West Subdivision, Section II, of record in Book 3600, page 86, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Carl H. Kauffman and wife, Lura G. Kauffman, by deed from The Kroger Co., of record in Book 5184, page 57, said Register's Office.

This conveyance is subject to any and all easements and restrictions of record.

MAIL ENV.

96 NOV 15 AM 8:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 02467 27

unimproved ( )
This is improved (X) property, known as 500 Holly Hill Court, Nashville, Tennessee 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hand s, this 14th day of November, 19 96

Carl H. Kauffman, by Lura G. Kauffman, Attorney in Fact

Lura G. Kauffman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lura G. Kauffman

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 14th day of November, 19 96.

Commission expires 5/24/97

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

1462 11/15 0101 03CHECK 675.00

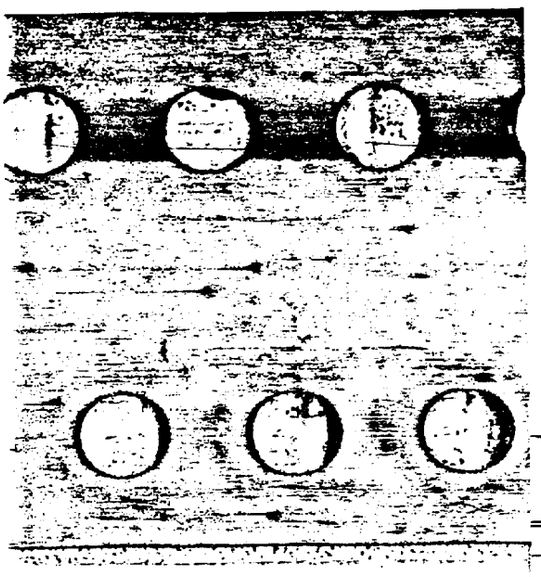
STATE OF TENNESSEE
DAVIDSON COUNTY

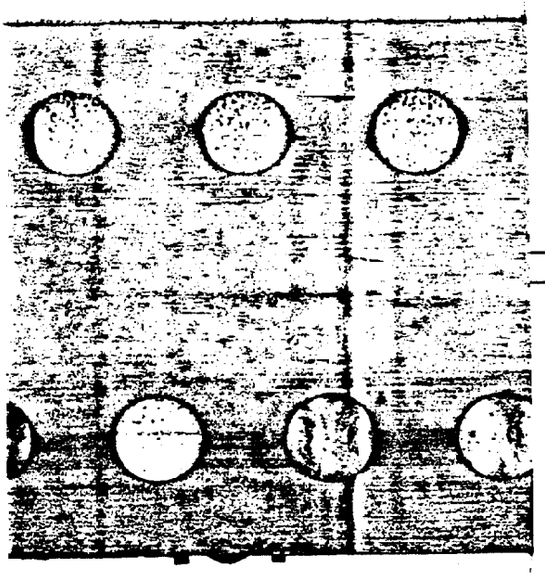
On this 14th day of November, 1996, before me personally appeared Lura G. Kauffman, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Carl H. Kauffman and acknowledged that she executed the same as the free act and deed of Carl H. Kauffman. Witness my hand and seal this 14th day of November, 1996.

My Commission Expires:

5/24/97

Notary Public





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

RECEIVED OF _____

FOR _____

BOOK 10259 PG 771

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	
				180000.00
			CON TX	666.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	675.00
			CHECK	675.00
11/15/96	01		08:52 0001	1462

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0246727
IDENTIF. ↑ REFERENCE

96 NOV 15 AM 8:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1088345