BOOK 10308 PG 755 FILE BOX 45

WARRANTY DEED

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

ZANA C PE... DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December, 19 96

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerri W. Ewell (NAME)	Security Financial and Mortgage (NAME)	MAP 83-3
2212 Carter Avenue (ADDRESS)	12444 Powerscourt Dr., Suite 140 (ADDRESS)	PARCEL 244
Nashville, TN 37206 (CITY) (STATE) (ZIP)	St. Louis, MO 63131 (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, Ross A. Huskinson and wife, Annie E. Huskinson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerri W. Ewell, unmarried

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 the westerly 80 feet of the northerly 353 feet of Lot No. 51 on the Plan of Brownsville, as of record in Book 21, Page 9, Register's Office for Davidson County, Tennessee, and described according to a survey by W. B. Southgate, Surveyor, dated January 28, 1938, as follows:

BEGINNING at a point in the southerly margin of Carter Street (or Avenue), the northwest corner of said Lot No. 51; thence with the line of said lot, southwardly 353 feet to the northerly margin of Greenwood Avenue; thence eastwardly 80.0 feet; thence northwardly 353.0 feet to the southerly margin of Carter Street; thence with said margin of said Street westwardly 80.0 feet to the point of beginning.

BEING the same property conveyed to Ross A. Huskinson and wife, Annie E. Huskinson by deed from Glenn H. Garner and wife, Carolyn D. Garner, of record in Book 8640, Page 387, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 2212 Carter Avenue, Nashville, TN 37206
(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 31st day of December, 19 96

Ross A. Huskinson

Annie E. Huskinson

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 Ross A. Huskinson and wife, Annie E. Huskinson

the bargainor S with whom I am personally acquainted or 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 31st day of December, 19 96.

Commission expires January 20, 1998

Notary Public

ZANA C. PETTY
NOTARY PUBLIC
DAVIDSON COUNTY
TENNESSEE

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_____.

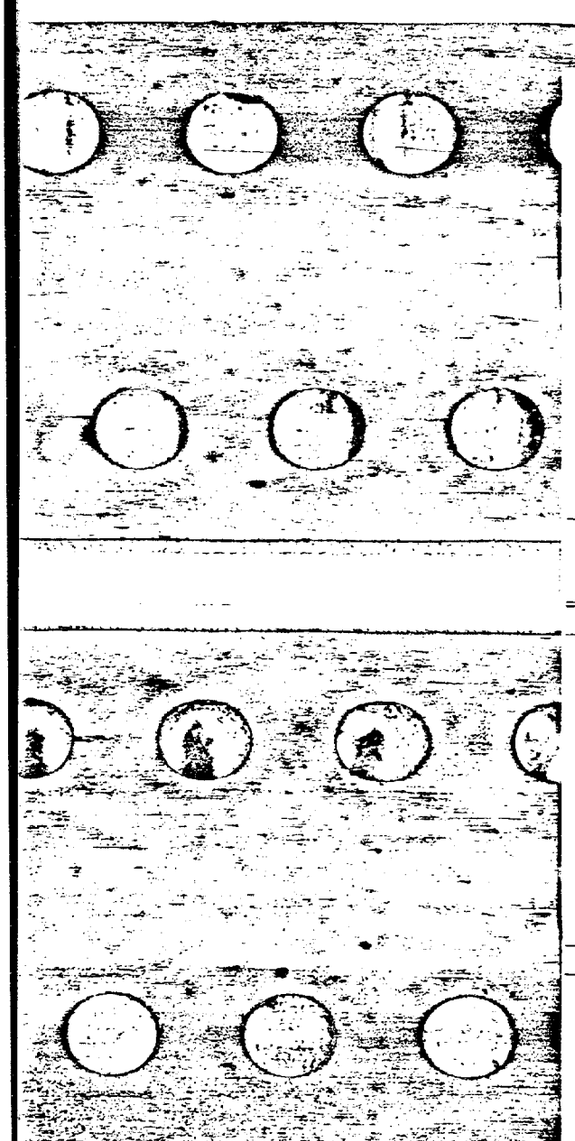
My commission expires _____

Notary Public

0261011
IDENTIFICATION REFERENCE

97 JAN -2 PM 1:47
FELIX Z. HUSKINSON REGISTER
DAVIDSON COUNTY, TN.

1470 01/02 0101 03CHECK 316.10



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10308 PG 757

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 83000.00
				CON TX 307.10
				PRFEE 1.00
				WDEED 8.00
				TOTAL 316.10
				CHECK 316.10
			01/02/97 01	13:49 0001 1470

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02610111
IDENTIF. # REFERENCE

97 JAN -2 PM 1:47
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1104017