BK2

BOOK 10397 PG 921

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 126,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF March 19 97

Notary Public

MY COMMISSION EXPIRES Sept. 18, 1998 9/18/99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Doris E. Lodge (NAME)	NationsBanc Mortgage Corporation (NAME)	149-4-2.00
305 Rural Hill Court (ADDRESS)	2059 Northlake Parkway (ADDRESS)	2DX-01966
Nashville, TN 37217 (CITY) (STATE) (ZIP)	Tucker, GA 30084 (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, German Martinez and wife, Luz Elena Martinez

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Doris E. Lodge, a single person

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, TN, BEING Lot No. 28 on the Plan of Dorhill Acres, Section 2, of record in Book 2331, page 144, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to German Martinez and wife, Luz Elena Martinez, by deed from Rex V. Fitzgerald and Gayle M. Fitzgerald, unmarried persons, of record in Book 9926, Page 42, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1997 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 2331, page 144; restrictions of record in Book 2597, page 476; all of record in the Register's Office for Davidson County, Tennessee.

97 APR -1 AM 10:01
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0289030
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 305 Rural Hill Court, Nashville, TN 37217
(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 25th day of March, 19 97

German Martinez

Luz Elena Martinez

JOSE R GONZALEZ
COMM # 1009553
Notary Public — California
IMPERIAL COUNTY
My Comm. Expires NOV 19, 1997

10397 PG 922

STATE OF CALIFORNIA
COUNTY OF IMPERIAL

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named German Martinez and wife, Luz Elena Martinez

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 Calixico California, , this 25 day of March 19 97.

Commission expires _____

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

WARRANTY DEED

FROM

German Martinez and wife, Luz Elena Martinez

TO

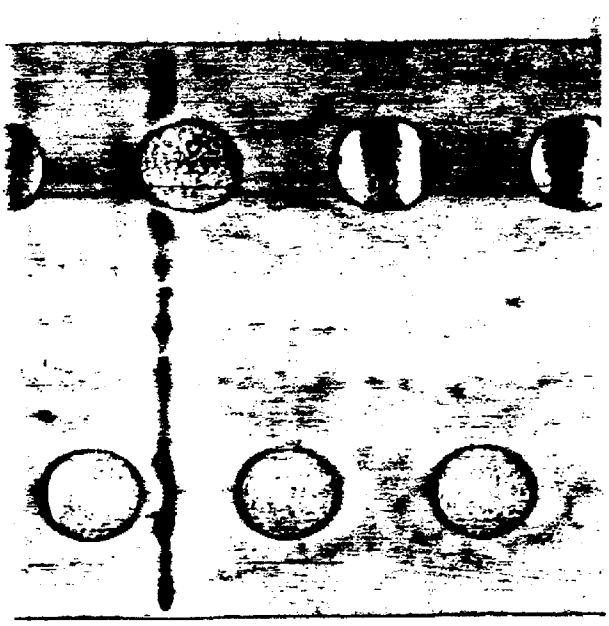
Doris E. Lodge

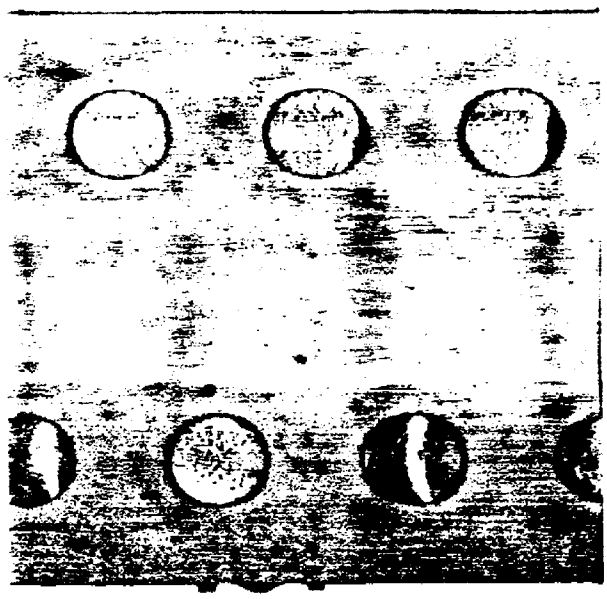
RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

35230 04/01 0101 03:48:33

475.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10397 PG 923

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

126000.00

CON TX	466.20
PRFEE	1.00
WDEED	8.00
TOTAL	475.20
CHECK	475.20

04/01/97 01 10:00 0001 3530

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0289030

IDENTIF. ↑ REFERENCE

97 APR -1 AM 10:01

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1133803