WARRANTY DEED

BOOK 10430 PG 213

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF April 19 97

Notary Public

MY COMMISSION EXPIRES: 9/13/00
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DONNA R. DUTY (NAME)	COLUMBIA NATIONAL INCORPORATED (NAME)	MAP 96-14
2921 LAKELAND DRIVE (ADDRESS)	P. O. BOX 3050 (ADDRESS)	PARCEL
NASHVILLE, TN 37214 (CITY) (STATE) (ZIP)	COLUMBIA, MARYLAND 21045-6050 (CITY) (STATE) (ZIP)	53

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, JAMES G. SPRADLEY AND WIFE, MICHELLE M. SPRADLEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONNA R. DUTY, 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:

Situated in Davidson County, Tennessee, being Lot No. 400 on the Plan of Cloverhill, Section No. VII, of record in Plat Book 2133, page 92, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to JAMES G. SPRADLEY AND WIFE, MICHELLE M. SPRADLEY by Deed of record in Book 9257, page 228, Register's Office for Davidson County, Tennessee.

97 APR 28 AM 9:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3805 04/28 0101 03CHECK 267.63

0298310
IDENTIF. ↑ REFERENCE

unimproved ( )
This is improved (X) property, known as 2921 LAKELAND DRIVE, NASHVILLE, TN 37214
(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 24th day of April 19 97

James G. Spradley
JAMES G. SPRADLEY

Michelle M. Spradley
MICHELLE M. SPRADLEY

BOOK 10430 PG 214

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 JAMES G. SPRADLEY AND WIFE, MICHELLE M. SPRADLEY

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 GOODLETTSVILLE, Tennessee, this 24th day of April, 19 97.

Commission expires 9/23/00

Notary Public

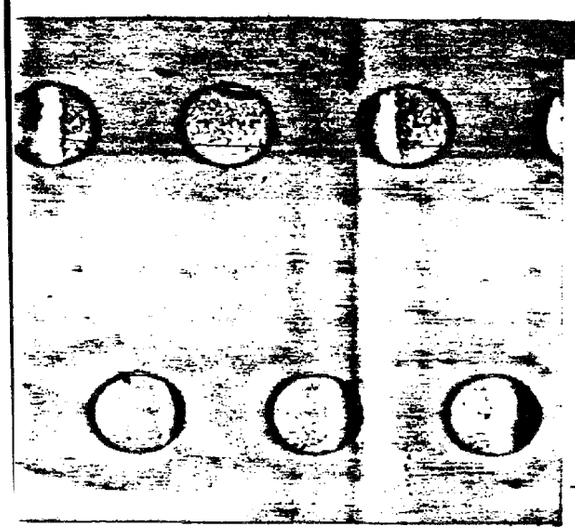
STATE OF TENNESSEE
COUNTY OF

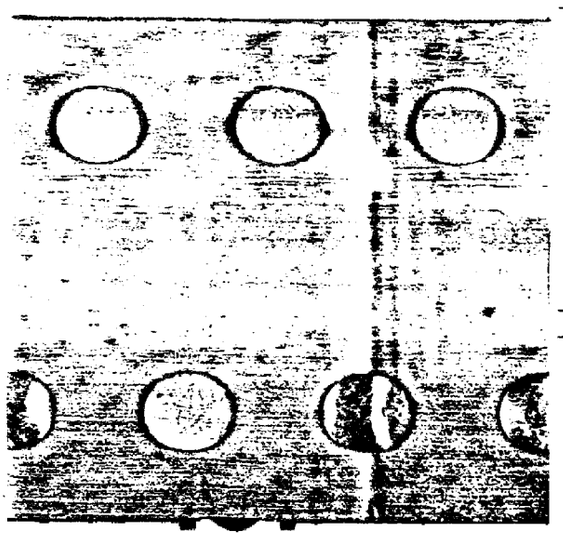
Before me, _____, a Notary Public, within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and 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





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

RECEIVED OF _____

FOR _____

BOOK 10430 PG 215

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 69900.00
CON TX 258.63
PRFEE 1.00
WDEED 8.00
TOTAL 267.63
CHECK 267.63

04/28/97 01 09:29 0001 3805

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0298310
IDENTIF. ↑ REFERENCE

97 APR 28 AM 9:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1143916