Bk4 61

INSTRUMENT PREPARED BY:

FIRST TITLE CORPORATION
1161 Murfreesboro Rd. Ste 324
Nashville, TN 37217

FILE #: T-4920-VAUGHN

BOOK 10443 PG 207

WARRANTY DEED

NEW OWNER NAME: Darlene Vaughn and Arlene Vaughn	SEND TAX BILL TO: First Capital Mortgage Corporation	MAP PARCEL NUMBER: 92-2-351.00
STREET ADDRESS: 2500 Meharry Boulevard	STREET ADDRESS: 2525 Perimeter Place	
CITY STATE ZIP Nashville, TN 37208	CITY STATE ZIP Nashville, TN 37214	

THIS INDENTURE, made and entered into this 1st day of May, 1997, by and between Clarence Summey, Jr. party of the first part, and Darlene Vaughn, unmarried and Arlene Vaughn, unmarried, as joint tenants with right of survivorhsip parties of the second part,

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Davidson County of the State of Tennessee, to-wit:

A CERTAIN TRACT or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being part of Lot No. 37 on the Plan of the Division of the Boyd McNairy Tract, as of record in the Front Fly Leaf of Book 16, Register's Office for said County, and being the south part of Lot No. 7 on the unrecorded plan of Fisk University Subdivision of the Burrus Tract, as follows:

Said part of said lot fronts 45.42 feet on the northerly side of Meharry Boulevard and runs back 84.19 feet on the westerly line and 98.41 feet on the easterly line, to the margin of a controlled access highway and measures 46.82 feet.

Being the same property conveyed unto Clarence Summey, Jr., married, by Deed recorded March 4, 1997, in Book 10367, Page 320, of the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said parties of the second part, their heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said parties of the second part that they are lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.
The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Clarence Summey, Jr.

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ACKNOWLEDGEMENT PAGE OF WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of said County and State, Clarence Summey, Jr. and , , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness My Hand, at office, this 1st day of May, 1997.

My Commission Expires:
05/30/99

Patricia Kay Neal
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 1999

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $70,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Michael M Ahuse
Affiant

Subscribed and sworn to before me this 1st day of May, 1997.

Patricia Kay Neal
Notary Public Patricia Kay Neal

My Commission Expires:
05/30/99

PROPERTY ADDRESS:
2500 Meharry Boulevard
Nashville, TN 37208

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 1999

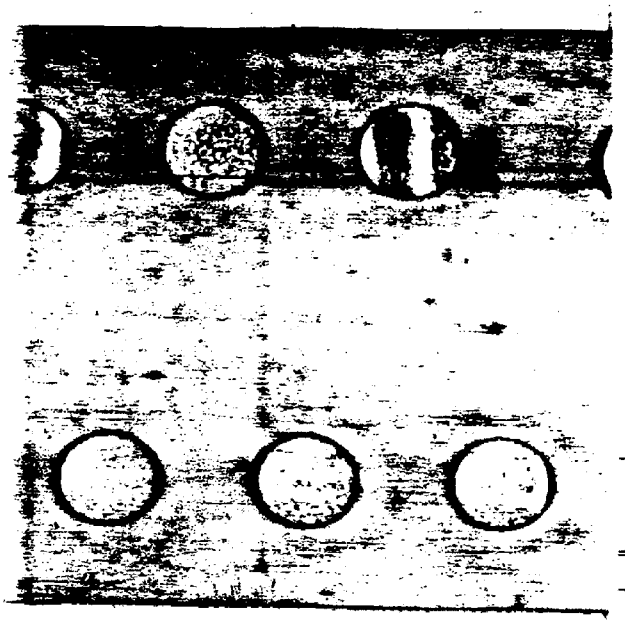
03016695

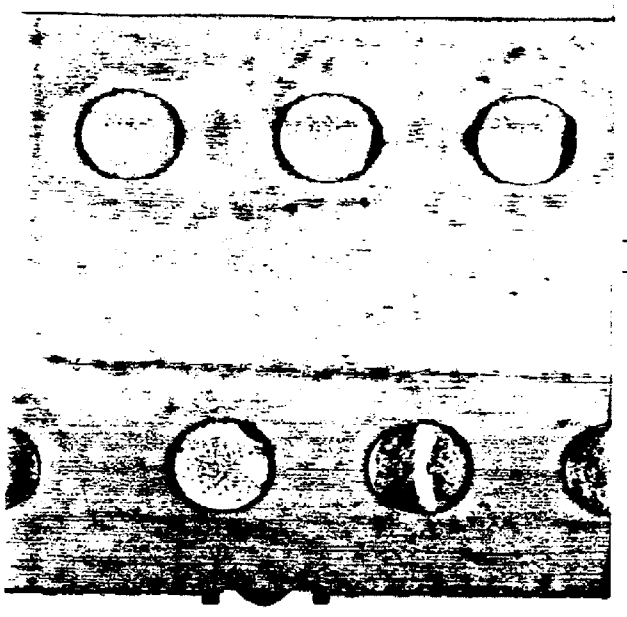
IDENTIFICATION REFERENCE

97 MAY -5 PM 3:50

DAVIDSON COUNTY, TN.

7452 05/05 0101 03CHECK 268.00





OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 10443 PG 209

FOR _____

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 70000.00	
			CON TX 259.00	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 268.00	
			CHECK 268.00	
05/05/97	01		15:54 0001 7452	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0301695
IDENTIF. # REFERENCE

97 MAY -5 PM 3:50
REGISTER
DAVIDSON COUNTY, TN.

No.1147522