WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(35553)

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10455 PG 595

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,500.00

Walter J. Connell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May 19 97

NOTARY PUBLIC AT LARGE
Notary Public

MY COMMISSION EXPIRES 1/23/98
(AFFIX SEAL)

SATURN ALAN MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Caren Riley Connell (NAME)	First Union Mortgage Corporation (NAME)	133-6-82
3514 Sanford Avenue (ADDRESS)	1410 Commonwealth Dr. (ADDRESS)	6DA-56095
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Wilmington, NC 28403 (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, Blanche Tracy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Caren Riley Connell and husband, Walter J. Connell

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. 28 on the Map of D.M. Mincy's Addition to Flatrock of record in Book 547, Page 24, Register's Office for said County.

SAID Lot No. 28 fronts 50 feet on the easterly side of Sanford Avenue and extends back between lines, 178.0 feet on the northerly side line and 177.75 feet on the southerly side line to a dead line on the rear measuring 50 feet thereon.

BEING the same property conveyed to Blanche Tracy by deed from Tracie E. Moss and husband Thomas J. Moss, III of record in Book 9984, Page 547, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

1491 05/15 0101 03CHECK 225.45

This is unimproved ( ) improved (X) property, known as 3514 Sanford Avenue, Nashville, TN 37211
(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 my hand this 9th day of May 19 97

Blanche Tracy
Blanche Tracy

97 MAY 15 PM 2:41
REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
0305330

BOOK 10455 PG 596

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 Blanche Tracy

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 9th day of May, 1997.

Commission expires 11/28/98

Notary Public

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

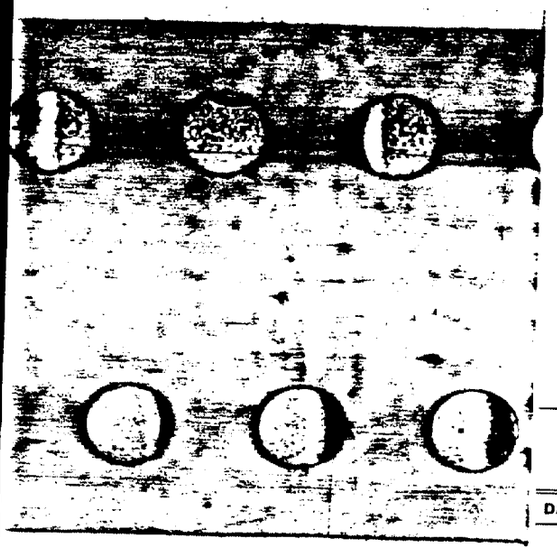
STATE OF TENNESSEE
COUNTY OF

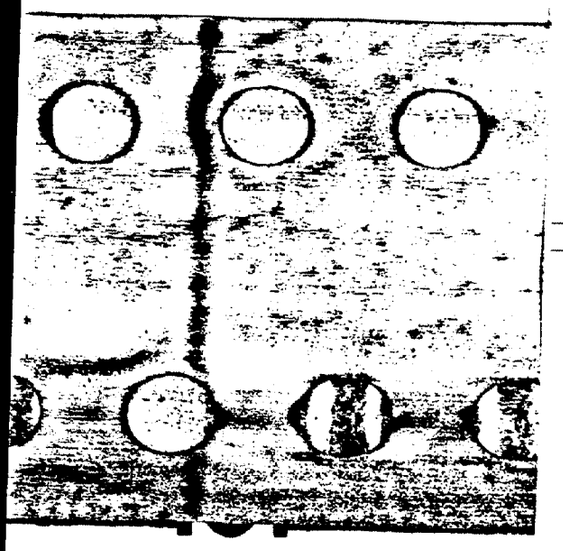
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 10455 PG 597

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 58500.00
CON TX 216.45
PRFEE 1.00
WDEED 8.00
TOTAL 225.45
CHECK 225.45

05/15/97 01 14:47 0001 1491

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0305330
IDENTIF. & REFERENCE

97 MAY 15 PM 2:41

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1151509