Box 12

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 187,000.00

Elizabeth A. Nielsen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June, 97

Carol K Lewis
Notary Public

MY COMMISSION EXPIRES: 11/24/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WALTER H. NEILSEN (NAME)	NationsBanc Mortgage Corporation (NAME)	MAP 141-15-0-D
8205 Londonberry Road (ADDRESS)	P.O. Box 1675 (ADDRESS)	PARCEL 207
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Coraopolis, PA 15108 (CITY) (STATE) (ZIP)	FB #09D-81826

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, LAWRENCE A. ALDER, A MARRIED MAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WALTER H. NEILSEN AND WIFE, ELIZABETH A. NEILSEN

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. 207 on the Plan of "Sheffield" on the Harpeth, Phase III-B, a Planned Unit Development, of record in Book 7900, Page 443, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Lawrence A. Alder and Kenneth M. Alder, by Deed from Robert J. Johnson and wife, Nancy J. Johnson, of record in Book 9709, Page 745, Register's Office for Davidson County, Tennessee. The said Kenneth M. Alder, a married man, having since conveyed his interest to Lawrence A. Alder, by Quitclaim Deed, being filed for record simultaneously herewith.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions of Sheffield on the Harpeth, of record in Book 6925, Page 900, Book 7145, Page 954, and amended in Book 8505, Page 598, Book 8747, Page 97, and Book 9313, Page 806, said Register's Office; easements and setback lines

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unimproved ( )
This is improved (X) property, known as 8205 Londonberry Road, Nashville, TN 37221
(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 26th day of June, 1997

Lawrence A. Alder
LAWRENCE A. ALDER

Brenda H Alder
BRENDA ALDER

DCT501.PC

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 LAWRENCE A. ALDER AND WIFE, BRENDA ALDER

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, TN Tennessee, this 26th day of June 1997

Commission expires 1/27/2001

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

Legal continued from Page 1

as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

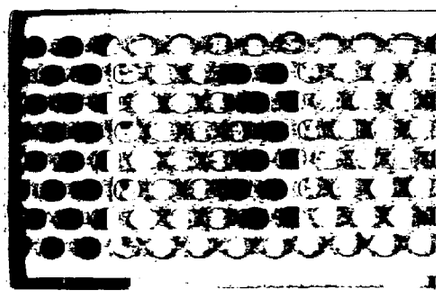
Brenda Alder, spouse of the above named Lawrence A. Alder, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

0320644
IDENTIF. ➔ REFERENCE

97 JUN 27 PM 3:50
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

8331 06/27 0101 03CHECK 700.90

DCTN0.



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

BOOK 10508 PG 639

RECEIVED OF _____

FOR _____

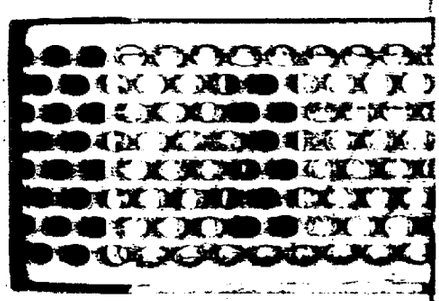
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
187000.00
CON TX 691.90
PRFEE 1.00
WDEED 8.00
TOTAL 700.90
CHECK 700.90

06/27/97 01 15:54 0001 8331

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0320644
IDENTIF. ↑ REFERENCE

97 JUN 27 PM 3:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1168935