BCX

WARRANTY DEED

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires Oct. 9, 1999

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JUNE, 1997.

Notary Public

MY COMMISSION EXPIRES: October 9, 1999.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Raymond D Canady	Mortgage Resources, Inc	119-14-320132-2-1
(NAME)	(NAME)	BOOK 10517 PG 1
260 Sunrise Drive	404 BNA Drive Suite 400	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, Tennessee 37217	
(CITY) (STATE) (ZIP)	(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, **BENNIE H. LAVANDER, UNMARRIED** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RAYMOND D. CANADY, 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

Land in Davidson County, Tennessee, being Lot No 15 on the Plan of William Lee Subdivision of the Roth Property, of record in Plat Book 1130, Page 67, and the easterly 20 ft. of Lot No. 24 on the Plan of Sunrise Heights of Record in Book 421, Page 17, said Register's Office for Davidson County, Tennessee.

Said Lot No. 15. fronts 60 ft. on the northerly side of Sunrise Avenue and extends back 178.45 feet on the easterly line and 177.8 feet on the westerly line to the southerly line of Lot "C", measuring 61.9 feet thereon. Said easterly 20 ft. of Lot No. 24 fronts 20 ft. on the northerly side of Sunrides Avenue and runs back between parallel lines 163 feet, more or less to the southerly margin of an alley.

Being the same property conveyed to Bennie H. Lavander, unmarried by deed of record in Book 1371, Page 217, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This is improved (X) property, known as 260 Sunrise Drive, 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 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.

RECEIVED
97 JUL -3 AM 10:58
DAVIDSON COUNTY, TN.

0410 07/03 0101 036CHECK

Witness my/our hand(s) this 30th day of June, 1997

Bennie H. Lavander

Bennie H. Lavander

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Lori Holloway, a Notary Public in and for said County and State, the within named Bennie H. Lavander, unmarried, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch , Tennessee this 30th day of June, 1997

Commission expires: October 9, 1999

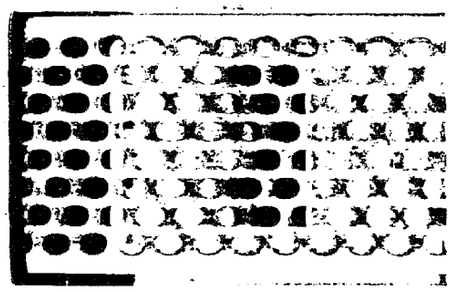
Lori Holloway

Lori Holloway Notary Public

LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD CO. TENN.

My Commission Expires Oct. 9, 1999

BOOK 10517 PG 2



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

RECEIVED OF _____

FOR _____

BOOK 10517 PG 3

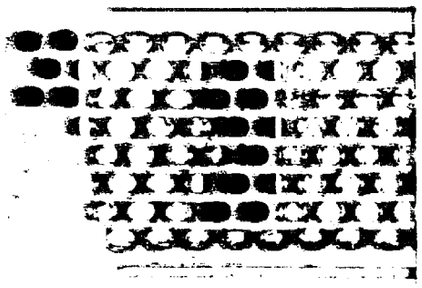
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 60000.00
CON TX 222.00
PRFEE 1.00
WDEED 8.00
TOTAL 231.00
CHECK 231.00

07/03/97 01 10:58 0001 0610

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0322775
IDENTIF. & REFERENCE

97 JUL -3 AM 10:58
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1170386