PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
105 HAZEL PATH, P.O. BOX XXXX 1733
HENDERSONVILLE, TN 37077

STATE OF TENNESSEE } 10561 PG 635
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 1997

Notary Public W. K. Georgas, Jr.

MY COMMISSION EXPIRES 10-07-98

(AFFIX SEAL)

Main THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 105 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Harold G. Haynes	SouthTrust Mortgage Corporation	72-04-196
(NAME) 1400 Ardee Avenue	(NAME) 100 Brookwood Place S-300	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37216	(STREET ADDRESS) Birmingham, AL 35209	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

FOR AND IN 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,

Louvernia H. Penuel, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harold G. Haynes and wife, Gail B. Haynes

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 Number 21, the west part of Lot No. 20, the north part of Lot No. 22, and the northwest part of Lot No. 19, of Block "F" on the Plan of Country Club Estates, of record in Book 843, Page 95, Register's Office for said county, and described according to a survey made by Watkins & Murray, Surveyors, Nov. 15, 1956, as follows:

BEGINNING at the southwest intersection of Sunnymeade Drive and Ardee Avenue, as now located; thence with the margin of Sunnymeade Drive, westerly 224 feet to a point at the northwest corner of Lot No. 21; thence along the west line of Lots Nos. 21 and 22, southerly 100 feet to a stake; thence easterly 261 feet to the west margin of Ardee Avenue, as now located; thence with the margin of the same, northwesterly 110 feet more or less, to the point of beginning.

Being the same property conveyed to Ira D. Penuel and wife, Louvernia H. Penuel by Deed of record in Book 2805, Page 521, Register's Office for Davidson County, Tennessee.

Ira D. Penuel having since died on January 16, 1986, in Davidson County, Tennessee.

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

This is ~~unimproved~~ improved XX property, known as 1400 Ardee Avenue Nashville, TN 37216
(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 hands this 31st day of July, 1997

Louvernia H. Penuel

STATE OF TENNESSEE
County of Davidson

BOOK 10561 PG 636

Personally appeared before me,
Louvernia H. Penuel, unmarried
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31st day of July . 19 97

Commission expires October 7, 1998

W. K. Georgas, Jr. Notary Public

STATE OF TENNESSEE
County of Davidson
Personally appeared before me,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 31st day of July 19 97

Commission expires October 7, 1998

W. K. Georgas, Jr. Notary Public

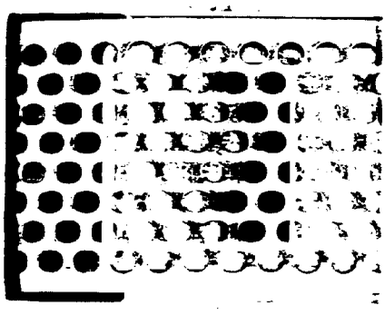
0335357

IDENTIF. & REFERENCE

97 AUG -7 PM 2:01

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

4472 08/07 0101 03CHECK 317.95



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10561 PG 637

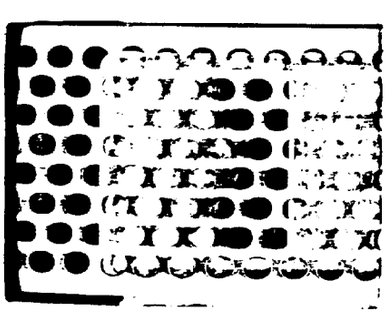
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	83500.00
CON TX	308.95
PRFEE	1.00
WDEED	8.00
TOTAL	317.95
CHECK	317.95

08/07/97 01 14:02 0001 4472

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0335357

IDENTIF. ↑ REFERENCE

97 AUG -7 PM 2:01

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1184066