10648 398

File Box 1

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS $114,000.00

Susan Hodorowski
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF October 19 97

Notary Public

MY COMMISSION EXPIRES: 2-28-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SERVICE TITLE & ESCROW COMPANY, INC.,
4721 TROUSDALE DRIVE, SUITE 216, NASHVILLE, TENNESSEE 37220

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Susan Hodorowski	NationsBanc Mortgage Corporation	Map 103
822 Colonial Road	2059 Northlake Parkway	Group 8
Memphis, Tennessee 38117	Tucker, Georgia 30084	Parcel 38

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, REAL SECURITY, INC., TRUSTEE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SUSAN HODOROWSKI, a single person 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 part of Lot No. 1, on the plan of West End Annex, as of record in Book 322, page 61; and also, part of the South half of Block 30 on the Map of Sylvan Park, of record in Book 332, page 104, Register's Office for Davidson County, Tennessee, and described on the Mortgage Inspection Survey, File No. 25255-299, by John Kohl & Company, P.C., dated October 23, 1996, as follows:

BEGINNING at a point on the northerly margin of Murphy Road, formerly Minnesota Avenue, at a point of 55 feet easterly from the easterly margin of 44th Avenue North, formerly 3rd Street; thence with the northerly margin of Murphy Road, easterly 65 feet; thence northerly 153 feet to a point in the South line of Mary Marshall's lot, 132 1/2 feet easterly from the easterly margin of 44th Avenue North, thence westerly, with Marshall's southerly line, 65 feet to a point 67 1/2 feet easterly from the easterly margin of said 44th Avenue North, thence southerly 150 feet, more or less, to the point of beginning.

Being the same property conveyed to Real Security, Inc., Trustee, by deed from Gertrude M. Sholey, of record in Book 10227, page 907, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Metropolitan-Davidson County taxes for 1998, a lien but not yet due and payable.

All matters of record in Book 332, page 61, Register's Office for Davidson County, Tennessee.

THIS IS (X) IMPROVED ( ) UNIMPROVED PROPERTY KNOWN AS:
4210 Murphy Road, Nashville, Tennessee 37209
(HOUSE NUMBER) (STREET) (CITY) (STATE) (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 the 10th day of October, 19 97.

Real Security, Inc., Trustee

BY: Patricia S. Carden, Pres.
Patricia S. Carden, President

10648 399

STATE OF TENNESSEE
COUNTY OF _____

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

WITNESS my hand, at office, this the _____ day of _____, 19____.

_____
NOTARY PUBLIC

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Patricia S. Carden, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged Patricia S. Carden to be President of the Real Security, Inc., Trustee, the within named bargainor, a corporation, and that Patricia S. Carden as such President, being authorized to do so, executed the foregoing instrument for the purpose therein, by signing the name of the corporation by Patricia S. Carden as President.

WITNESS my hand and seal, at my office, this the 10th day of October, 19 97.

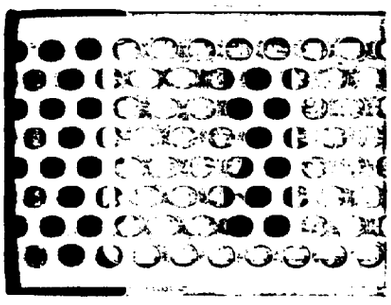
_____
NOTARY PUBLIC

My Commission Expires: 2/9/98

0359780
IDENTIF. & REFERENCE

97 OCT 16 PM 2:15
FELIX Z. ROBINSON II REGISTER
DAVIDSON COUNTY, TN.

0707 10/16 0101 03CHECK 430.00



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

RECEIVED OF _____

FOR _____

10648 400

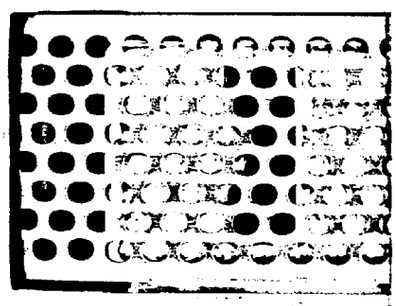
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 114000.00
CON TX 421.80
PRFEE 1.00
WDEED 8.00
TOTAL 430.80
CHECK 430.80

10/16/97 01 14:16 0001 0707

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0359780
IDENTIF. ↑ REFERENCE

97 OCT 16 PM 2:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1210003