BOOK 10733 PAGE 195 FILE BOX 45

WARRANTY DEED

ZANA C. PETTY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 126,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF December 19 97

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Donald James Dean (NAME)	America's Wholesale Lender (NAME)	MAP 150-1
514 Rural Hill Road (ADDRESS)	155 N. Lake Avenue (ADDRESS)	PARCEL 109
Nashville, TN 37217 (CITY) (STATE) (ZIP)	Pasadena, CA 91109-7137 (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, Ronald D. Sherrill and wife, Paula E. Sherrill

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald James Dean, 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 Country, Tennessee, being Lot No. 31 on the Plan of Edge-O-Lake Estates, Section 4, as of record in Book 3600, Page 87, Register's Office for said County.

Said Lot No. 31 fronts 80 feet on the easterly side of Rural Hill Road and runs back between lines 128.80 feet on the northerly side and 132.58 feet on the southerly side to a broken line in the rear on which it measures 80.83 feet.

BEING the same property conveyed to Ronald D. Sherrill and wife, Paula E. Sherrill by deed from Clarence Pharris and wife, Pauline T. Pharris, of record in Book 4617, Page 528, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 3836, Page 23, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 514 Rural Hill Road, Nashville, TN 37217
(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 16th day of December 19 97

Ronald D. Sherrill

Ronald D. Sherrill

Paula E. Sherrill

Paula E. Sherrill

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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 Ronald D. Sherrill and wife, Paula E. Sherrill

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, Tennessee, this 15th day of December, 19 97.

Commission expires January 20, 1999

Notary Public

NOTARY PUBLIC AT LARGE
TENN.
DAVIDSON COUNTY

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 _____

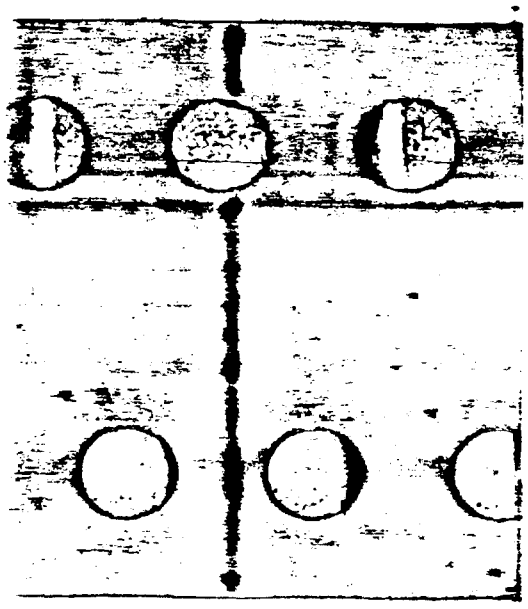
Notary Public

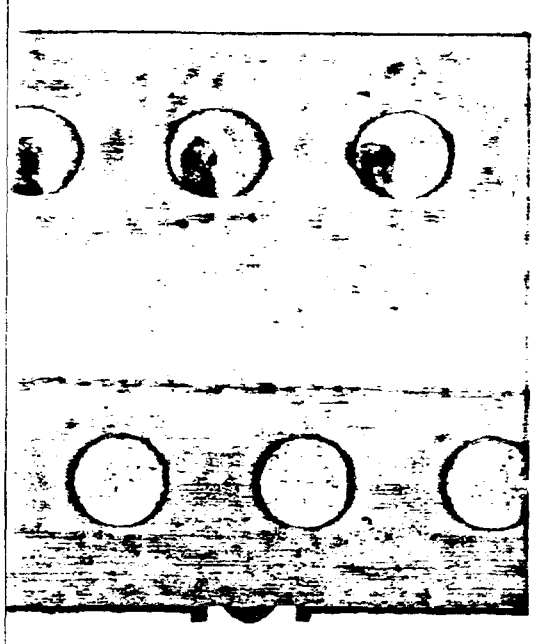
RECEIVED
97 DEC 23 PM 2:51
REGISTER
DAVIDSON COUNTY, TN.

RECEIPT
RECORDING FEE

13034.71

484 / 12/23 0101 03CHECK 478.72





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
126950.00
CON TX 469.72
PRFEE 1.00
WDEED 8.00
TOTAL 478.72
CHECK 478.72

12/23/97 01 14:53 0001 4847

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03834711
IDENTIFICATION REFERENCE

97 DEC 23 PM 2:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1235561