File Box 9-B
First Title and
Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 10959 PG 31

George E. Mudter, Jr., Atty.
2000 Richard Jones Road, Ste 110
Nashville, Tennessee 37215

#15467

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
STEPHEN J. GRANT (NAME)	NATIONSBANC MORTGAGE CORPORATION (NAME)	MAP 129-8
107 West Brookfield Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 35140 (STREET ADDRESS)	PARCEL 123
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Louisville, Kentucky 40232 (CITY) (STATE) (ZIP)	PB# 7DZ 32375

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, PHILLIP WUNDERLICH, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEPHEN J. GRANT AND WIFE, CHRISTI R. GRANT

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 19 Block "D" on the Plan of 2nd Revised Plan Highlands of Belle Meade No. 2 Blocks A,B,C and D, as of record in Plat Book 1130, page 62, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Phillip Wunderlich, unmarried by deed from Daniel O. Maclellan and spouse, Leslie Stophel Maclellan of record in Book 10478, page 149, said Register's Office. The said Phillip Wunderlich having since married.

This conveyance is made subject to: (1) 1998 Taxes, which have been prorated and assumed by the Grantees; and (2) All matters appearing on the Plan of record in Plat Book 1130, page 62, said Register's Office.

Julie Wunderlich, spouse of Phillip Wunderlich, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said Phillip Wunderlich.

0445344

BOOK/PG REFERENCE

98 JUN -3 AM 9:47

5215 06/03 0101 03CHECK 937.70

unimproved ( )
This is improved XXXX property, known as 107 West Brookfield Avenue, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 28th day of May, 19 98

Phillip Wunderlich
PHILLIP WUNDERLICH

Julie Wunderlich
JULIE WUNDERLICH

STATE OF TENNESSEE
COUNTY OF Davidson

10959 32

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PHILLIP WUNDERLICH AND JULIE WUNDERLICH

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 28th day of May 19 98

My commission expires 9/23/2000 Notary Public

STATE OF
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained, and who further acknowledged that 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 day of , 19 .

My commission expires Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 251,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF May 19 98

MY COMMISSION EXPIRES: 9/23/2000
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

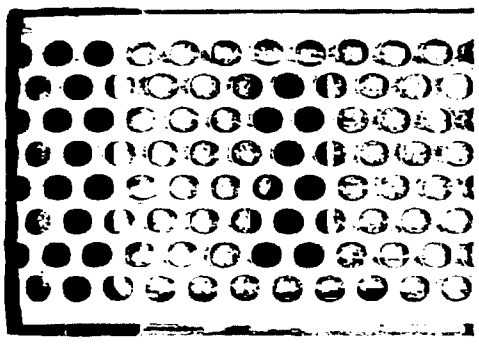
LIP WUNDERLICH

TO

'HEN J. GRANT AND WIFE,
STI R. GRANT

ASE RETURN TO:

First Title & Escrow Company, Inc.
Suite 110 The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

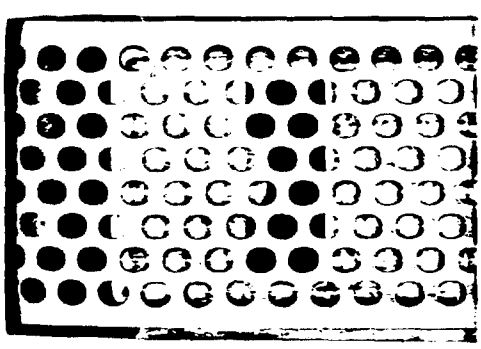
BOOK 10959 PG 33

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 251000.00
CON TX 928.70
PRFEE 1.00
MDEED 8.00
TOTAL 937.70
CHECK 937.70
06/03/98 01 09:49 0001 5215

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0445344
IDENTIF. & REFERENCE

98 JUN -3 AM 9:48

No. 1301140