WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

Patricia G. Shean
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF July 19 98

Notary Public

MY COMMISSION EXPIRES: January 29, 2000
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc, 5111 Maryland Way, Suite 205, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia G. Shean (NAME)	Trans Financial Mortgage Corp. (NAME)	MAP 162-13
242 Cedarview Drive (ADDRESS)	411 West Market St., Ste. 304 (ADDRESS)	PARCEL 102
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Greensboro, NC 27407 (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, B. Marlene Burnette, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia G. Shean

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:

BEING Lot No. 25, on the Plan of Monte Carlo Estates, of record in Plat Book 4675, Page 68, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to B. Marlene Burnette and husband, Kenneth L. Burnette of record in Book 7274, page 175, said Register's Office; and further conveyed to B. Marlene Burnette by Quitclaim Deed from Kenneth L. Burnette of record in Book 8159, Page 129, Register's Office, Davidson County, Tennessee.

This is the same description as in previous ~~deed~~ of record.

This conveyance is subject to 1998 taxes, prorated and assumed by the Grantee(s) the day of closing; all matters as set out on the plan of record in Book 4675, page 68; restrictive covenants of record in Book 4781, page 858, said Register's Office; and any and all easements located on the property.

3900 07/15 0101 03CHECK 436.50

unimproved ( )
This is improved (X) property, known as 242 Cedarview Drive, Antioch, TN 37013
(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 my hand this 14th day of July, 19 98

B Marlene Burnette

B. Marlene Burnette

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named B. Marlene Burnette, a single person

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 14th day of July, 1998.

Commission expires January 29, 2000

Notary Public

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

0462777
IDENTIFICATION REFERENCE
98 JUL 15 PM 1:52
DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 11021 PAGE 705

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	115000.00
			CON TX	425.50
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	436.50
			CHECK	436.50
07/15/98	01	13:54	0001	3900

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0462777
IDENTIF. # REFERENCE

98 JUL 15 PM 1:52

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1319597