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

WARRANTY DEED

BOOK 11100 PAGE 590

THIS INSTRUMENT PREPARED BY

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

#15798

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
JAMES L. WILLIAMS	SUNSHINE MORTGAGE CORPORATION	MAP 129-8
(NAME)	(NAME)	
103 West Tyne Drive	750 Old Hickory Blvd., Ste. 220	PARCEL 99
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37205	Brentwood, Tennessee 37027	FB# 7DZ 32915
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (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, CAROLYN C. ROBINSON, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES L. WILLIAMS AND WIFE, PATTI P. WILLIAMS

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. 26 Block "H" on the Plan of 2nd Revised Plan of Highlands of Belle Meade No. 2, as of record in Plat Book 1130, pages 71 and 72, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Carolyn C. Robinson by deed from Home Savings of America, FSB of record in Book 8556, page 622, said Register's Office.

This conveyance is made subject: (1) 1998 Taxes, which have been prorated and assumed by the Grantees; (2) Easement of record in Book 1300, page 397, and in Book 1303, page 693; and (3) All matters appearing on the Plan of record in Plat Book 1130, pages 71 and 72, said Register's Office.

Gerald L. Robinson, spouse of Carolyn C. Robinson, joins in the execution of this instrument for the purpose of conveying any interest he may have in the subject property by virtue of his marriage to the said Carolyn C. Robinson.

98 SEP -4 AM 10:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0484495
IDENTIFICATION & REFERENCE

unimproved ( )
This is improved (XX) property, known as 103 West Tyne Drive, 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 1st day of September, 19 98

Carolyn C. Robinson
CAROLYN C. ROBINSON

Gerald L. Robinson
GERALD L. ROBINSON

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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, CAROLYN C. ROBINSON and GERALD L. ROBINSON 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 1st day of September, 19 98.

My commission expires 9/23/2000 Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 _____

7151 09/04 0101 03CHECK 1398.50

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER, IS $ 375,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF September, 19 98.

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

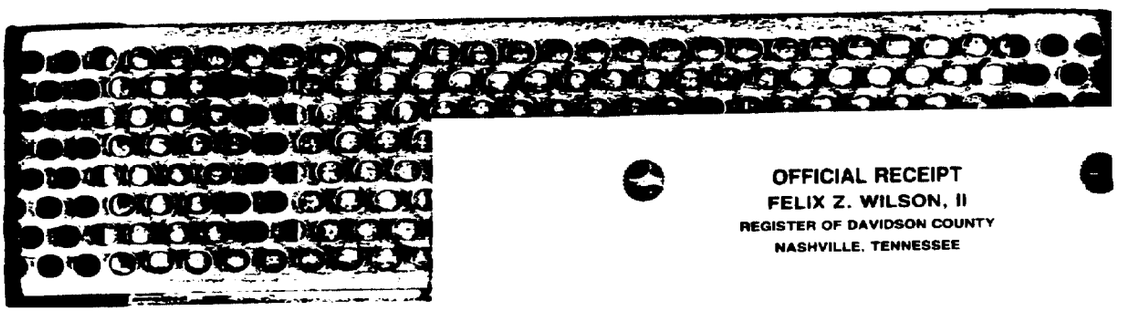
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM CAROLYN C. ROBINSON

TO JAMES L. WILLIAMS AND WIFE, PATTI P. WILLIAMS

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 928
BRENTWOOD, TENNESSEE 37024-0926



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

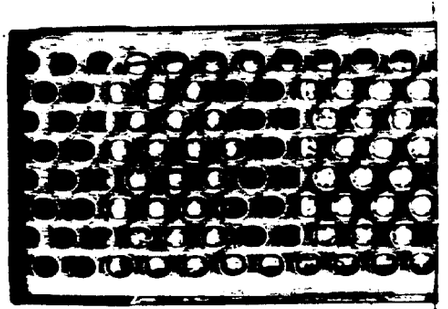
RECEIVED OF _____

FOR _____

BOOK 11100 PAGE 592

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 375000.00
				CON TX 1387.50
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 1398.50
				CHECK 1398.50
			09/04/98 01	10:24 0001 7161



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

048495
IDENTIF. # REFERENCE

98 SEP -4 AM 10:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1342594