WARRANTY DEED

BOOK 11114 PAGE 802

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF September 19 98

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PRESTON L. MOORE (NAME)	MORTGAGE PORTFOLIO SERVICES (NAME)	92-13-375
260 37TH AVENUE NORTH (ADDRESS)	4144 N. CENTRAL EXPRESSWAY, #900 (ADDRESS)	11W-79660
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	DALLAS, TX 75204 (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, ALFRED T. BRONNER AND WIFE, DIANE L. BRONNER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PRESTON L. MOORE AND WIFE, CONNIE MOORE

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 Lot No. 181, on the Plan of HORTENSE PLACE, of record in Book 161, page 167, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to ALFRED T. BRONNER, MARRIED, by deed from Wilson Enterprises, Inc., of record in Book 10405, page 566, Register's Office for DAVIDSON County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

DIANE L. BRONNER, wife of ALFRED T. BRONNER, joins in to convey any interest she may have by reason of her marital status in subject property.

SOURCE OF DESCRIPTION: Survey dated September 03, 1998, made by:
LESLIE FLOWERS, License No. 1659
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue South
Nashville, TN 37203

unimproved ( )
This is improved (X) property, known as 260 37TH AVENUE NORTH, NASHVILLE, TN 37209
(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 15th day of September, 19 98

Alfred T. Bronner
ALFRED T. BRONNER

Diane L Bronner
DIANE L. BRONNER

BOOK 11114 PAGE 803

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 ALFRED T. BRONNER AND WIFE, DIANE L. BRONNER

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 September 19 98

Commission expires May 27, 2001

I. DYKE TATUM 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

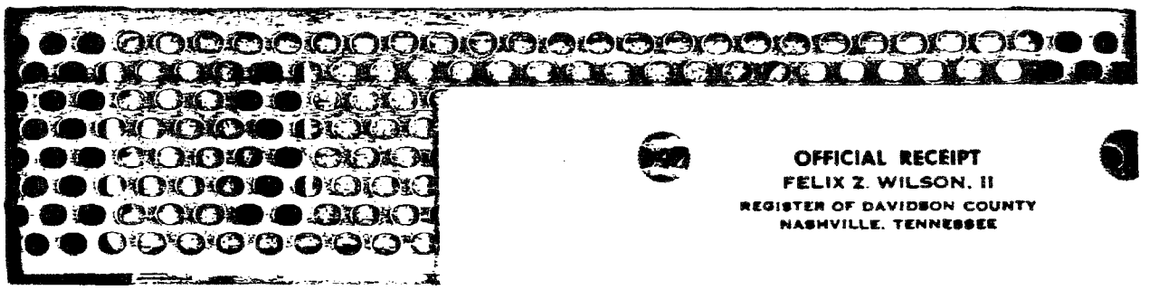
1464 09/16 0101 03CHECK 208.95

0488483

RECEIVED FOR REFERENCE

98 SEP 16 PM 12:14

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

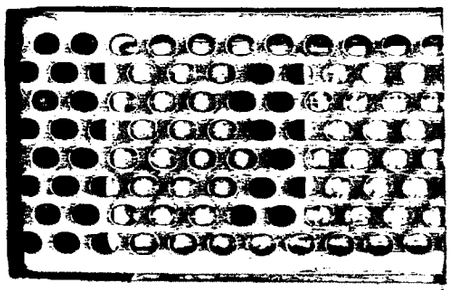
FOR _____ BOOK 11114 PAGE 804

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 53500.00
CON TX 197.95
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 208.95
CHECK 208.95

09/16/98 01 12:13 0001 1464



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0488483
IDENTIF. A REFERENCE

98 SEP 16 PM12:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 134684