WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,500.00

Cynthia A Dahlgren
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF December 19 98

Laura A. Easley
Notary Public

MY COMMISSION EXPIRES: 11/24/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cynthia A. Dahlgren (NAME)	NationsBanc Mortgage Corporation (NAME)	MAP 83-10
1811 Lakehurst Drive (ADDRESS)	P.O. Box 35140 (ADDRESS)	PARCEL 248
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Louisville, KY 40232 (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, Marcella H. Dahlgren , unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cynthia A. Dahlgren

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:

A lot or parcel of land in the 11th, formerly the 18th, Civil District of Davidson County, Tennessee, being part of the 10 1/4 acre tract as shown on the plat of Richardson Place, as of record in Book 547, page 135, Register's Office for said County, described according to a survey made by Erle Drake, County Surveyor, as follows:

Beginning at the northwest corner of Lakehurst Drive and 19th Street; thence with the northerly margin of Lakehurst Drive, westwardly 100 feet; thence northwardly and parallel with the westerly margin of 19th Street, 140 feet; thence eastwardly and parallel with the northerly margin of Lakehurst Drive, 100 feet to the westerly margin of 19th Street; thence with said Street, southwardly 140 feet to the beginning.

Being the same property conveyed to William J. Dahlgren and wife, Marcella H. Dahlgren by deed from Hilda B. Hanson of record in Book 2876, page 617, Register's Office for Davidson County, TN. The said William J. Dahlgren having since died and the property vested in Marcella H. Dahlgren by estate by the entireties.

Subject to restrictions of record in Book 675, page 744, said Register's Office.

CONTINUED

unimproved ( )
This is improved (X) property, known as 1811 Lakehurst Drive, Nashville, TN 37206
(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 17th day of December 19 98

Marcella H Dahlgren by Charles H Dahlgren
Marcella H. Dahlgren
By Charles Dahlgren by Power of Attorney of record in Book 10943, page 104, ~~Register's Office for Davidson County, TN.~~

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____ _____
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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

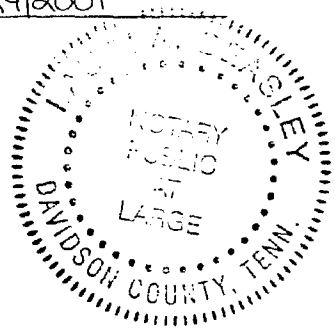
On December 17, 1998, before me personally appeared Charles Dahlgren to me known to be the person who executed the foregoing instrument in behalf of Marcella H. Dahlgren and acknowledged that he executed same as the free act and deed of said Marcella H. Dahlgren for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of December, 1998.

My Commission Expires:

11/24/2001

Laura A. Beasley
Notary Public



LEGAL DESCRIPTION CONTINUATION

This conveyance is subject to any and all existing easements of record.

The legal description is the same as the previous deed of record.

0527504

IDENTIF. ^ REFERENCE

98 DEC 21 AM 10:59

REGISTER
DAVIDSON COUNTY, TN.

2935 12/21 0101 03CHECK 320.25

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11260 PAGE 783

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CAMT	82500.00
CON TX	305.25
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	320.25
CHECK	320.25

12/21/98 01 10:57 0001 2935

98 DEC 21 AM 10:59

REGISTER
DAVIDSON COUNTY, TN.

0527504
IDENTIF. # REFERENCE

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1402375