WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF August, 1977

Notary Public

MY COMMISSION EXPIRES: 2/22/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles P. Cron, 223 Madison Street, Madison, Tennessee 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jake Perkins et ux (NAME)	Federated Financial Mortgage Corporation (NAME)	Map 60-2
3117 Moorewood Drive (STREET ADDRESS OR ROUTE NUMBER)	1000 Circle 75 Parkway, #700 (STREET ADDRESS)	par 137
Nashville, Tenn. 37207 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30339 (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, ~~XXX~~ I, Mary Frances Wiggins, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jake Perkins and wife, Doreen Clark Perkins

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. 108 on the Plan of Parkwood Estates, Section I, as of record in Book 2900, page 120, Register's Office for Davidson County, Tennessee.

Said Lot No. 108 fronts 73.75 feet on the northerly margin of Moorewood Drive and runs back between lines, measuring 130.0 feet on the westerly side and 125.9 feet on the easterly side, to a dead line in the rear, on which it measures 89.1 feet.

Being the same property conveyed to Mary Frances Wiggins, unmarried, by deed from Linda Sue Robinson (Head) of record in Book 4701, page 923, said Register's Office and by deed from Robert Doyle Robinson of record in Book 4701, page 925, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (XX) property, known as 3117 Moorewood Drive, Nashville, Tenn. 37207
(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 26th day of August, 1977

Mary Frances Wiggins

MARY FRANCES WIGGINS

BOOK 5189 PAGE 149

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 Mary Frances Wiggins, unmarried

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

Witness my hand and official seal at Nashville, Tenn, this 26th day of August, 1977

Charles P. Cox, Notary Public.

Commission Expires 11-7-79

CHARLES P. CROSS NOTARY PUBLIC AT LARGE

STATE OF
County

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 { his oath / their several oaths } { acknowledged } { himself / themselves } to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that { he / they } { as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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

E 22823

IDENTIF. REFERENCE

AUG 29 8 56 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

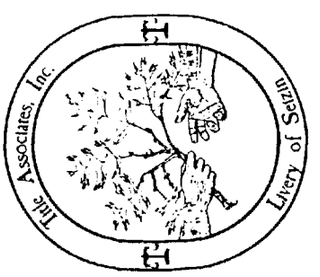
AUG29'77	CONV	27,000.00		
AUG29'77	S'TAX		B* 70.20	
AUG29'77	PR'FEE		B* .50	
AUG29'77	W'DEED		B* 4.00	* 74.70

WARRANTY DEED

FROM
Mary Frances Wiggins

TO
Jake Perkins et ux

TITLE INSURED BY POLICY NUMBER:



Compliments of
Title Associates, Inc.
REPRESENTING
U.S.LIFE TITLE INSURANCE
Company of New York