BOOK 5345 PAGE 697

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF September, 78

Notary Public

MY COMMISSION EXPIRES: 8/15/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Alan L. Saturn, Atty., 20th Floor, First American Center, Nashville, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gregory R. Tapscott (NAME)	Realty Mortgage, Inc. (NAME)	Map 106-14
69 Scobey Drive (STREET ADDRESS OR ROUTE NUMBER)	2200 Century Parkway, Suite 250 (STREET ADDRESS)	Par. 112
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30345 (CITY) (STATE) (ZIP)	6DA 10310

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, WE, JESSE E. BOHANAN and wife, JONI G. BOHANAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GREGORY R. TAPSCOTT

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. 98 on the Plan of Raymond Heights Subdivision as of record in Book 1424, page 141, Register's Office for Davidson County, Tennessee.

SAID Lot No. 98 fronts 70 feet on the southerly margin of Scobey Drive and runs back between lines measuring 177.2 feet on the easterly line and 177.0 feet on the westerly line, to a dead line in the rear, measuring 70 feet.

BEING the same property conveyed to Jesse E. Bohanan and wife, Joni G. Bohanan, by deed from Richard L. Messick and Kenneth S. Victory, of record in Book 5293, page 6, said Register's Office.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Realty Mortgage, Inc., of record in Book 5246, page 67, Register's Office for Davidson County, Tennessee, and also taht the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is improved (X) unimproved ( ) property, known as 69 Scobey Drive, Nashville, TN 37211
(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 25th day of September, 19 78

Jesse E. Bohanan
JESSE E. BOHANAN

Joni G. Bohanan
JONI G. BOHANAN

STATE OF TENNESSEE
Davidson County

BOOK 5345 PAGE 698

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Jesse E. Bohanan and wife, Joni G. Bohanan

the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of September 19 78

Commission expires 8/15/79

Betty B Chesnutt
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
Davidson 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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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 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

WARRANTY DEED

FROM Jesse E. Bohanan

TO Gregory R. Tapscott

Please record and file in Box "7"

E 92094

IDENTIF. REFERENCE

OCT 3 1 56 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT-3 78	CONV	28,058.80			
OCT-3 78	S'TAX		B*	73.06	
OCT-3 78	PR'FEE		B*	.50	
OCT-3 78	W'DEED		B*	4.00	* 77.56