BOOK 5357 PAGE 967

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 20th DAY OF October, 1978

Notary Public

MY COMMISSION EXPIRES: 2/17/82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq. 20th Floor, First American Center, Nashville, Tennessee 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DORRIS D. BARNES et ux (NAME)	COMMUNITY MORTGAGE CORPORATION (NAME)	
5085 MARC Dr. (STREET ADDRESS OR ROUTE NUMBER)	8100 S.W. 81st Drive (STREET ADDRESS)	148-8
Nashville TN 37211 (CITY) (STATE) (P. O. ZIP)	Miami, Florida 33143 (CITY) (STATE) (ZIP)	114

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, ANTHONY C. SPRATLING and wife, NANCY SPRATLING

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DORRIS D. BARNES and wife, NELL F. BARNES

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. 90 on the Plan of Oakwood Terrace, Section Two of record in Book 4460, page 119, Register's Office for said County, to which plan reference is made for a more complete description.

BEING the same property conveyed to Anthony C. Spratling and wife, Nancy Spratling by deed from John M. Shubert et al, Trustee, of record in Book 5146, page 481, Register's Office for Davidson County, Tennessee.

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 Community Mortgage Company, of record in Book 5146, page 483, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 4517 Xavier Drive, Antioch, Tennessee 37013
(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 hands this 20th day of October, 1978

ANTHONY C. SPRATLING

NANCY SPRATLING

STATE OF TENNESSEE
Davidson County

BOOK 5357 PAGE 968

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named ANTHONY C. SPRATLING, et ux NANCY SPRATLING

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 20th day of October 19 78

Commission expires 2/17/79

Notary Public

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 ANTHONY C. SPRATLING, et ux NANCY SPRATLING

TO DORRIS D. BARNES, et ux NELL F. BARNES

PLEASE FILE BOX "7"

E-97572

IDENTIF. REFERENCE

OCT 31 1 11 PM '78

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT 31 78	CONV	38,900.00			
OCT 31 78	S'TAX		B*	101.14	
OCT 31 78	PR'FEE		B*	.50	
OCT 31 78	W'DEED		B*	4.00	* 105.64