546 09/11 136.50- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Judith S. Simpson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF September 19 79.

John A. Adams
Notary Public

MY COMMISSION EXPIRES: March 8, 1980
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & SPICER, ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Judith S. Simpson (NAME)	Guaranty Mortgage Company (NAME)	133-12
523 Harding Place No. 24 (STREET ADDRESS OR ROUTE NUMBER)	783 Old Hickory Blvd. (STREET ADDRESS)	275
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Brentwood, TN 37027 (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, WE, Daniel George Poset and wife, Sharon M. Poset

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Judith S. Simpson, single

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. 88 on the plan of Revision of Lots 80 - 93, Section Four, Greenwood Hills, of record in Book 4955, page 88, Register's Office for said County.

SAID Lot No. 88 fronts 70.0 feet on the northerly margin of Eckhart Drive and extends back 155.0 feet on the westerly line and 155.0 feet on the easterly line to a dead line in the rear, measuring 70.0 feet thereon.

BEING the same property conveyed to Daniel George Poset and wife, Sharon M. Poset by deed from Pathway Builders, Inc., of record in Book 5275, page 669, 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 Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to First American National Bank of Nashville, of record in Book 5275, page 671, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

The property herein conveyed is subject to restrictive covenants of record in Book 5098, page 743, and to the matters set forth in the above referenced plan of record.

This instrument is executed on behalf of Daniel George Poset and wife, Sharon M. Poset by Amy L. Deyonker as their Attorney-In-Fact pursuant to a recorded Power of Attorney of record in Book 5492, page 562, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 3824 Eckhart Drive, Nashville, Tennessee
(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 10th day of September, 19 79

DANIEL GEORGE POSET
BY: Amy L. Deyonker
Amy L. Deyonker
Attorney-In-Fact

SHARON M. POSET
BY: Amy L. Deyonker
Amy L. Deyonker
Attorney-In-Fact

STATE OF TENNESSEE
Davidson County

BOOK 5496 PAGE 564

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, 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
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 (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 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
Daniel George Poset et ux

TO
Judith S. Simpson

F. 5 1 1 8 5

IDENTIF. REFERENCE

SEP 11 11 15 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

Box 1, Box 8 dp

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 Amy L. Deyonker, with whom I am personally acquainted and who acknowledged that she executed the within instrument on behalf of Daniel George Poset and Sharon M. Poset as their Attorney-In-Fact, as the free act and deed of the within named Daniel George Poset and Sharon M. Poset.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of September, 1979.

John V. Adams
Notary Public

My Commission Expires: 3-8-80

JOHN V. ADAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

BOOK 5496 PAGE 565

RECEIVED OF _____

FOR _____

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
			[illegible] .00- CO	
			130.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 136.50-	
0546B09/11/79 BNL			.0	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 5 1 1 8 5

IDENTIF. REFERENCE

SEP 11 11 15 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 710869