FORM NO. WD-1

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PREPARED BY:
A[illegible], JR. ATTY.
[illegible] ROAD
NASHVILLE, TN 37209

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $66,939.71

Jerry B. Cart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF February, 19 80

Notary Public

MY COMMISSION EXPIRES: 2-28-81
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry B. Cart, etux	Fed. Fin. Mortg. Corp.	102 - 12
(NAME) 6605 Fleetwood, Dr.,	Suite 700 (NAME) 1000 Circle 75 Parkway	87
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn., 37209	(STREET ADDRESS) Atlanta, Ga., 30339	
(CITY) (STATE) (P. O. ZIP)	(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~~, I, James G. Holladay, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry B. Cart and wife, Lesa G. Cart

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. 63 on the Map of Horton Heights, Section X, as of record in Book 2133, page 32, Register's Office for Davidson County, Tennessee.

Said Lot No. 63 fronts 160 feet on the easterly side of Fleetwood Drive and extends back between lines 203 feet on the northerly line and 360 feet on the southerly line to a dead line in the rear on which it measures 224.8 feet.

Being the same property conveyed to James G. Holladay, Unmarried by deed from William L. James and wife, Priscilla J. James, of record in Book 5440, page 236, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 2135, page 118 and to those matters shown on the plan of record in Book 2133, page 32, both in the Register's Office for Davidson County, Tennessee.

The grantees herein assume and agree to pay the unpaid balance of a note to Federated Financial Mortgage Corporation, secured by the herein described property by a deed of trust recorded in Book 5440, page 239, Register's Office for Davidson County, Tennessee.

This is unimproved ( ), improved (XX) property, known as 6605 Fleetwood, Drive. Nasvhille, Tn., 37209
(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 29th day of February, 19 80

James G. Holladay
(James G. Holladay)

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James G. Holladay, Unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29 day of February, 19 80.

Commission expires 2-28-81

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

JAMES G HOLLADAY, UNMARRIED

TO

JERRY B. CART, ETUX

F 78689 RUSH

IDENTIF. REFERENCE

FEB 29 12 19 PM '80

FELIX Z. ANDERSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Tides Guaranteed

NASHVILLE, TENN.

5453 02/29 180.44- CHECK

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			69933.71- CO	
			173.94 CO TX	
			.50 PRFEE	
			6.00 MISC	
			CHECK	130.44-
5453A02/29/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 78689

IDENTIF. REFERENCE

FEB 29 12 19 PM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 744670