1339 05/29 157.30 CHECK

FORM NO. WD-1

BOOK 5606 PAGE 665

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$57,982.74 Charles F. Bryan, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF May 1980.

Gene W. Ford
Notary Public

MY COMMISSION EXPIRES: 7/18/81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TITLE ESCROW, INC. (NAME) 311 Plus Park Blvd, Nashville, Tennessee (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles F. Bryan, Jr. & wife, Carolyn M. Bryan (NAME)	Federated Financial Mortgage Corp. (NAME)	84-11
2322 Selma Drive (STREET ADDRESS OR ROUTE NUMBER)	Suite 700, 1000 Circle, 75 Parkway (STREET ADDRESS)	232
Nashville, Tn. 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30339 (CITY) (STATE) (ZIP)	3DZ-44264

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, Roger J. Rotoni II and wife, Anita Rotoni

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles F. Bryan, Jr. and wife, Carolyn M. Bryan

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. 88 on the Plan of Castlewood Estates, Section II, as of record in Book 2331, page 91, Register's Office for Davidson County, Tennessee.

SAID Lot No. 88 fronts 165.4 feet on the north side of Selma Avenue, and runs back 295.9 feet on the west line and 350.8 feet on the east line to a dead line in the rear on which it measures 21 feet.

BEING the same property conveyed to Roger J. Rotoni II and wife, Anita Rotoni by deed from Garwin B. Wallace, Jr. and wife Darlene Wallace, as of record in Book 5439, page 804, Register's Office for Davidson County, Tennessee.

GRANTEES hereby assume and agree to pay the mortgage held by Federated Financial Mortgage Corporation as of record in Book 5239, page 225, said Register's Office.

THIS conveyance is made subject to such restrictive covenants, setback lines and easements of record in Register's Office for said County which are applicable to the above described property.

unimproved ( )
This is improved (X) property, known as 2322 Selma Drive (House Number) (Street) Nashville, Tennessee 37214 (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 27th day of May, 1980

Roger J. Rotoni II

Anita Rotoni

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned [illegible], a Notary Public in and for said County and State, the within named Roger J. Rotoni II and Anita Rotoni

the bargainors, 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 27th day of May 1980

Commission expires 7/19/81

Lynn W. Elrod
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

Roger J. Rotoni II and wife,

Anita Rotoni

TO

Charles E. Bryan, Jr. and wife,

Carolyn M. Bryan

F 9 1 1 9 0

IDENTIF. REFERENCE

MAY 29 10 15 AM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

Title Escrow, Inc.
311 Plus Park Blvd.
Nashville, TN. 37217

FILE BOX #24

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5606 PAGE 667

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
			57982.74- CO	
			150.80 CO TX	
			.50 PRFEE	
			6.00 WDELD	
			CHECK 157.30-	
			1339A05/29/80 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 9. 1. 1. 90

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IDENTIF. REFERENCE

MAY 29 10 15 AM '80
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 761935