BOOK 5608 PAGE 229 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,250.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 10/17/82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, ATTORNEYS 20th Floor, 1st American Center, Nashville, Tn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Claudie B. Clark, et ux (NAME)	TENNESSEE HOUSING DEVELOPMENT AGENCY	Map 91-10
5826 Leslie Avenue (STREET ADDRESS OR ROUTE NUMBER)	c/o Guaranty Mortgage Company Division P. O. Box 2708 (STREET ADDRESS)	Par 52
Nashville, Tn. 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee - 37219 (CITY) (STATE) (ZIP)	8DA-23020

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, SHERMAN RUSSELL and wife, DEBRA SUE RUSSELL and EDDIE DIXON and wife, ANDREA L. DIXON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CLAUDIE B. CLARK and wife, JOYCE E. CLARK

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. 57 on the Subdivision of Lots Nos. 39 and 40, B. F. Cockrill Farm, a plan of which is of record in Book 332, page 41, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Sherman Russell and Eddie Dixon, by deed from Mrs. Lillie (Charles) Dixson and Mrs. Marjorie (Margie) Dixson, of record in Book 5511, page 855, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 5826 Leslie Avenue, Nashville, 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 gendar shall be applicable to all genders.

Witness our hand s this 29th day of May, 19 80

Sherman Russell

Debra Sue Russell

Eddie Dixon

Andrea L. Dixon

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 Sherman Russell and wife, Debra Sue Russell and Eddie Dixon and wife, Andrea L. Dixon

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 29th day of May, 19 80

Commission expires 10/17/82

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
SHERMAN RUSSELL, et ux

TO
EDDIE DIXON, et ux

CLAUDIE B. CLARK, et ux

F. 9 1.7 5 9

IDENTIF. REFERENCE

JUN 3 9 57 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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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
			34250.00- CO	
			89.92 CO TX	
			.50 PRFEE	
			6.00 MDELD	
			CHECK	95.42-
			2052A06/03/80 SAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 9 1-7 5 9

IDENTIF. REFERENCE

JUN 3 9 57 AM '80

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 760623