This Form furnished by Attorneys Title Company, Inc.

BOOK 5692 PAGE 822

Form No. WD-2

FROM

YVONNE SNELL, A WIDOW

TO

CHARLES M. BRATTON, JR.

For draftsman's use

PREPARED BY:
JOHN G. DOAK, ATTORNEY
2525 LEBANON RD
NASHVILLE TN 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles M. Bratton, Jr. (NAME)	Guaranty Mortgage Company (NAME)	11D89333
244 Manzano Road (STREET ADDRESS OR ROUTE NUMBER)	783 Old Hickory Blvd. Box 786 (STREET ADDRESS)	52-4
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	84

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

Dec 22 8 49 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 38,293.17

Charles M. Bratton, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF December, 1980.

Marie B. Stevens
Notary Public

MY COMMISSION EXPIRES: 6 February, 1982

(AFFIX SEAL)

G2.28.29

1410 12/22 106.08 - CHECK

For and in Consideration of the sum of Ten ($10.00) DOLLARS and other good and valuable consideration including grantees agreement to assume and to pay the balance of the mortgage indebtedness on the premises dated March 17, 1978, of record in Book 5264, page 60, Register's Office for Davidson County, Tennessee.

YVONNE SNELL, A WIDOW have bargained and sold, and by these presents do transfer and convey unto the said CHARLES M. BRATTON, JR. 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 Plan of Arrowhead Estates Section 2 as of record in Book 5050, page 83, Register's Office for Davidson County, Tennessee.

SAID Lot No. 57 fronts 60 feet on the southerly side of Manzano Road and runs back between lines 147.9 feet on the easterly side line and 172.57 feet on the westerly side line to a line at the rear measuring 82.43 feet thereon.

BEING the same property conveyed to Edward A. Snell and wife, Yvonne Snell by deed from Jack Driver & Sons, Inc., of record in Book 5264, page 58, Register's Office for Davidson County, Tennessee, the said Edward A. Snell having since died.

Grantors further transfer and convey unto grantees the funds held in escrow.

WD-2

This is improved ( ) unimproved (XXX) property, known as 244 Manzano Road, Madison, TN 37115
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 heirs and assigns, forever.

And I do covenant with the said grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I do further covenant and bind myself, and my heirs and representatives, to warrant and forever defend the title to the said land to the said grantees heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 18th day of December, 19 80

Yvonne Snell
YVONNE SNELL

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 Yvonne Snell, a widow

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville,
Tennessee, this 18th day of December, 19 80

Marie B. Cummings, Notary Public.

MARIE B. CUMMINGS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Commission expires 6 February, 1982

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and County aforesaid, personally appeared , with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in ,
this day of , 19 .

, Notary Public.

Commission expires .

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5692 PAGE 824

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
			38293.17- CO	
			99.58 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 106.08-	
1410A	12/22/80	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2 2 8 2 9

IDENTIF. REFERENCE

DEC 22 8 49 AM '80

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 798631