FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,445.88

Jerry W. Poston
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF April 19 81

Notary Public

MY COMMISSION EXPIRES: 4/17/83
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Derry O. Jackson, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry W. Poston et ux (NAME)	Churchill Mortgage Corporation (NAME)	Map 52-5
830 Idlewild Drive (STREET ADDRESS OR ROUTE NUMBER)	5775-C Peachtree Dunwoody, Suite 300 (STREET ADDRESS)	Par(s) 176, 177
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30342 (CITY) (STATE) (ZIP)	11D77645 11D77655

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, David G. McCord and wife Patricia A. McCord

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry W. Poston and wife Martha Poston

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 Lots Nos. 1 and 2 on the Plan of the Subdivision of Lots Nos. 35, 36 and 37 and the Subdivision of a part of the H. B. Chadwell Tract, of record in Book 547, Page 60, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 1 and 2 front together 200 feet on the southwesterly margin of Idlewild Drive, formerly Lanier Avenue, as widened and extended, and runs back between parallel lines 259 feet to a dead line.

Being the same property conveyed to the within named Grantors by deed of record in Book 5627, Page 428, RODCTN.

Subject to the Grantees assumption of and agreement to pay the remaining balance of a certain Deed of Trust Note in the original amount of $36,600.00 payable to Tennessee Housing Development Agency. Said Note is secured by a Deed of Trust of record in Book 5627, Page 431, RODCTN.

Subject to an easement for ingress and egress across a portion of Lot No. 2 of record in Book 5338, Page 804, RODCTN.

This is unimproved ( ) improved (X) property, known as 830 Idlewild Drive, Madison, TN 37115
(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 hands this 9th day of April, 19 81

David G. McCord

Patricia A. McCord

STATE OF TENNESSEE
Davidson County

BOOK 5731 PAGE 784

Personally appeared before me, W. K. Georgas, Jr., a Notary Public in and for said County and State, the within named David G. McCord and wife Patricia A. McCord

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 Madison, Tennessee, this 9th day of April 19 81

Commission expires 4/17/83

W. K. Georgas, Jr. 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 David G. McCord et ux

TO Jerry W. Poston et ux

G. 3. 7. 0. 2. 3

IDENTIF. REFERENCE

APR 13 9 21 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO:

SERVICE TITLE OF MIDDLE TENNESSEE, INC.
~~American Title Company, Inc.~~
~~Suite 200 Cumberland Bldg.~~
101 Cumberland Avenue
Madison, Tennessee 37115

04/13 115.74 - CHECK

9722

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF ~~BOOK~~ 5731 ~~PAGE~~ 785

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
			42445.68-	CO
			110.24	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	116.74-
9722A04/13/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.3.7.0.2.3

IDENTIF. REFERENCE

APR 13 9 21 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 816233