FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,850.74

Anthony R. Lorthridge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF JULY 1981

Notary Public

MY COMMISSION EXPIRES: 4-7-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attys. 20th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANTHONY R. LORTHRIDGE, et ux (NAME)	FEDERATED FINANCIAL MORTGAGE CORP. (NAME)	64 8-33
4860 Rainer Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1588 (STREET ADDRESS)	4D-60670
Old Hickory, Tenn. 37138 (CITY) (STATE) (P. O. ZIP)	Smyrna, Georgia 30080 (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, DAVID L. ABELL AND WIFE, MARY E. ABELL,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANTHONY R. LORTHRIDGE AND WIFE, DOROTHY H. LORTHRIDGE,

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. 391 on the Plan of Sherwood Forest, Section 4, of record in Plat Book 4460, pages 182 and 183, said Register's Office, to which plat reference is made for a more complete description.

BEING the same property conveyed to David L. Abell and wife, Mary E. Abell by deed from Robert B. Beck and wife, Martha Lu Beck, of record in Book 5557, page 670, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Federated Financial Mortgage Corporation, of record in Book 5275, page 267, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is improved XX / unimproved ( ) property, known as 4860 Rainer Drive, Old Hickory, Tennessee 37138
(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 hand s this 24th day of July, 19 81

David L. Abell
DAVID L. ABELL

Mary E. Abell
MARY E. ABELL

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 DAVID L. ABELL and wife, MARY E. ABELL,

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 24th day of July 19 81

Commission expires 4-17-83

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) as such _____ and (they) _____, 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 L. ABELL, et ux
MARY E. ABELL,

TO
ANTHONY R. LORTHRIDGE, et ux
DOROTHY H. LORTHRIDGE,

PLEASE FILE BOX "7"

G 52942

IDENTIF. REFERENCE

Jul 30 11 41 AM '81

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

SATURN & MAZER, ATTORNEYS
20th Floor, 1st American Center
Nashville, Tennessee - 37238

9511 07/30 164.84- CHECK

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			60650.74- CO	
			156.34 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	164.84-
9511	A07/30/81		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65394?
IDENTIF. REFERENCE
JUL 30 11:41 AM '81
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 835314