OFFICIAL RECEIPT

BOOK 5871 PAGE 796

FORM NO. WB-1

This instrument prepared by information furnished by parties

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$36,183.73 Richard D Farrar
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF April, 19 82

Notary Public

MY COMMISSION EXPIRES: 4/21/85
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard D. Farrar (NAME)	Security Pacific Mortgage Corporation (NAME)	20W-15300
1107 N. 2nd Street (STREET ADDRESS OR ROUTE NUMBER)	2460 West 26th Avenue (STREET ADDRESS)	Map 82-13
Nashville, Tn. 37207 (CITY) (STATE) (P O ZIP)	Denver, Colorado 80211 (CITY) (STATE) (ZIP)	Par. 118

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, James T. Taylor, Jr. and wife, Lynn Taylor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard D. Farrar

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. 59 on the Plan of Benedict Land Company's Subdivision as of record in Book 332, page 40, said Register's Office, to which plan reference is made for a more complete description.

BEING the same property conveyed to James T. Taylor, Jr. and wife, Lynn Taylor by deed from Ruth P. Gentry of record in Book 5512, page 42, Register's Office for Davidson County, Tennessee

GRANTEE hereby assumes and agrees to pay the mortgage held by Security Pacific Mortgage Corporation of record in Book 5512, page 44, said Register's Office. Escrow account and insurance transferred to Grantee.

This conveyance subject to such Restrictive Covenants, easements and setback lines of record in said Register's Office.

unimproved ( )
This is improved (X) property, known as 1107 North 2nd Street Nashville, Tn. 37207
(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 8th day of April, 19 82

James T. Taylor, Jr.

Lynn Taylor

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James T. Taylor, Jr. and Lynn Taylor

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 8th day of April 19 82

Commission expires 4/21/85

FELIX Z. WILSON II NOTARY PUBLIC AT LARGE

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

G 8 6 6 8 7

IDENTIF. REFERENCE

APR 12 11 28 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

James T. Taylor, Jr. and wife,

Lynn Taylor

TO

Richard D. Farrar

File Box 24

title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 37217

1405 04/12/82- CHECK 100.62

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

36183.73- CO
94.12 CO TX
.50 PRFEE
6.00 WDEED
CHECK 100.62-
1405A04/12/62 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66687

IDENTIF. REFERENCE

APR 12 11 28 AM '62

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 875565