ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Paul James	Federated Financial Mortgage Corp	Map 71-8
(NAME) 518 Wesley Avenue	(NAME) 4501 Circle 75 Parkway	Parcel 227
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37207	(STREET ADDRESS) Atlanta, Georgia 30339	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5932 PAGE 469

For and in consideration of the sum of Ten & no/100 ($10.00) ----------

----------DOLLARS

paid by Grantee, receipt of which Grantor acknowledges and the agreement of Grantee to assume and pay the balance of an indebtedness owed to Federated Financial Mortgage Corporation in the amount of $25,350.02 pursuant to the terms and conditions as set forth in a deed of trust executed by Veronica L. Cruse to Donald Robinson, Trustee, of record in Book 5667, page 64, R.O.D.C., Tennessee,

I, Veronica L. Cruse, now married and known as Veronica L. Springer

have bargained and sold, and by these presents do transfer and convey unto the said Paul James

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, Being Lot No. 50 on the Plan of Section One, Joywood Heights, of record in Book 1130, page 91, Register's Office for said County.

SAID Lot No. 50 fronts 60 feet on the southerly margin of Wesley Avenue and extends back 198.2 feet on the easterly line and 199.8 feet on the Westerly line to a dead line in the rear, measuring 60 feet thereon.

Being the same property conveyed to Veronica L. Cruse by deed from Samuel L. Braden, et ux, as of record in Book 5667, page 61, Register's Office for Davidson County, Tennessee, the said Veronica L. Cruse and Veronica L. Springer being one and the same person.

James B. Springer, husband of Grantor, Veronica L. Cruse, joins in this conveyance for the express purpose of conveying any and all right, title and interest he has or may have in the future, in and to the above described property by virtue of being married to the Grantor.

Paul James, Grantee, joins in this conveyance for the express purpose of acknowledging his assumption of the above indebtedness.

This is improved (X) / unimproved ( ) property, known as 518 Wesley Avenue (House Number) (Street)

Nashville, Tennessee 37209 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 1st day of SEPTEMBER, 1982.

Veronica L. Cruse Springer
Veronica L. Cruse Springer

Paul James
Paul James

James B. Springer
James B. Springer

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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 Veronica L. Cruse Springer, James B. Springer & Paul James

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, this 1st day of SEPTEMBER, 1982.

My commission expires 4-20-86 Notary Public Harold E Collins

HAROLD E. COLLINS NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 28,350.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Paul James

Sworn to and subscribed before me this 1st day of September, 1982.

My commission expires 4-20-86 Notary Public Harold E Collins

HAROLD E. COLLINS NOTARY PUBLIC DAVIDSON COUNTY

This instrument was prepared by:
H.E. Collins, Attorney, 802-51st Avenue, N., Nashville, Tennessee 37209

Name | Address

RUSH

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN
SEP 2 8 41 AM '82

IDENTIF. REFERENCE

H 0 6 8 5 9

WARRANTY DEED

FROM

TO

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

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

RECEIVED OF _____

FOR BOOK 5932 PAGE 471

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
			28350.02- CO	
			73.84 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	80.34-
			6809A09/02/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H. O. 6 8 5 9

IDENTIF. REFERENCE

SEP 2 8 41 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 923049