OFFICIAL RECEIPT

2146

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
George E. Mudter Jr., Atty.
254 Highlands Bldg.
Nashville, Tennessee 37027

BOOK 5934 PAGE 970

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr/Ms. Larry Joe Page (NAME)	Shearson/American Express Mort. Corp. (NAME)	173-5
628 Cedarmont Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1201 (STREET ADDRESS)	2
Antioch, Tennessee 37013 (CITY) (STATE)	San Bernardino, CA 92402 (P. O. ZIP) (CITY) (STATE) (ZIP)	5DU-32253

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, BILLY J. RUSSELL and wife CONNIE M. RUSSELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY JOE PAGE and wife MARTHA W. PAGE

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 17 on the Plan of Section II-B, Monte Carlo, as of record in Plat Book 5050, page 99, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Billy J. Russell and wife, Connie M. Russell by deed from Croley W. Graham, Jr., and wife, Joy S. Graham of record in Book 5731, page 19, said Register's Office.

This conveyance is made subject to: (1) 1982 Taxes; (2) Restrictions of record in Book 5196, page 649; and (3) All matters appearing on the plan of record in Plat Book 5050, page 99, said Register's Office.

As part of the consideration for this transfer, the grantees herein assume and agree to pay, the principal balance now due, plus future interest, on a certain note, dated October 11, 1978, in the original principal sum of $46,450.00, payable to Western Pacific Financial Corporation in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 5350, page 555, said Register's Office.

unimproved ( )
This is improved(XX) property, known as 628 Cedarmont Drive Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 3rd day of September, 19 82.

Billy J. Russell by Webb A. Russell atty in fact
BILLY J. RUSSELL

Connie M Russell by Webb A Russell atty. in fact.
CONNIE M. RUSSELL

Attorney-in-fact for the said Billy J. Russell and wife, Connie M. Russell by Power of Attorney, recorded in Book ____, page ____, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

STATE OF TENNESSEE

BOOK 5934 PAGE 971

COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____

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

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE

COUNTY OF _____

Before me, the undersigned, 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 as such _____, 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 _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

On this 3rd day of September, 1982, before me personally appeared Webb A. Russell, to me known to be the person who executed the foregoing instrument in behalf of Billy J. Russell and wife, Connie M. Russell, and acknowledged that he executed the same as the free act and deed of the said Billy J. Russell and wife, Connie M. Russell.

Witness my hand and seal, at office in Nashville, Tennessee, this 3rd day of September, 1982.

_____
Notary Public

My commission expires: 1-20-85

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,438.93

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF September 19 82

MY COMMISSION EXPIRES: 1-20-85 (AFFIX SEAL) George E. Mudter, Jr. Notary Public

H 0 7 6 1 0

WARRANTY DEED

FROM

BILLY J. RUSSELL and wife,

CONNIE M. RUSSELL

TO

LARRY JOE PAGE and wife,

MARTHA W. PAGE

IDENTIF. REFERENCE

SEP 8 3 08 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

File Box 38

First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5934 PAGE 972

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

50438.53- CO
144.04 CO TX
.50 PRFEE
6.00 WDEED
CHECK 150.54-
7754A09/06/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 0 7 6 1 0

IDENTIF. REFERENCE T

SEP 8 3 08 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 923968