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FORM NO. WD-1

1000 11/23 97.50 CASH

H 18548

IDENTIF. REFERENCE

RUSH

Nov 23 9 50 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

(From information furnished by parties)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,085.63

Wesley Rankin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July, 1982

Janet M. Oakley
Notary Public

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

THIS INSTRUMENT WAS PREPARED BY
I. Dyke Tatum, Attorney, Suite 200, Realtors Bldg., 306 Gay St., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wesley Rankin (NAME)	Eagle Mortgage & Investment Co. (NAME)	12DA 42542
1329 Meridian Street (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 13013 (STREET ADDRESS)	Map 71-15
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	Lexington, Kentucky 40512 (CITY) (STATE) (ZIP)	Par 136

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, LINDA J. JOHNSON, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WESLEY RANKIN and wife, Jeanette

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:

LAND in Davidson County, Tennessee, being Lots Nos. 395 and 296 on the Map of Highland Land Company's Subdivision, of record in Book 421, page 14, Register's Office for said County.

SAID Lot Nos. 395 and 396 adjoin and front together 50 feet on the easterly margin of Meridian Street and extend back between parallel lines 175 feet to an alley.

BEING the same property conveyed to Linda J. Johnson by deed from Ron Wood and wife, Joyce Anne Wood of record in Book 5861, page 272, 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 first mortgage deed of trust to Eagle Mortgage & Investment Company of record in Book _____, page _____, 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 unimproved ( ) improved (XX) property, known as 1329 Meridian Street, Nashville, Tennessee 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 my hand this 26th day of July, 1982

Linda J. Johnson

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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 LINDA J. JOHNSON, Unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of July, 19 82

Commission expires 4/21/85

Janet M. Gokey
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
LINDA J. JOHNSON

TO
WESLEY RANKIN ET UX

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

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RECEIVED OF _____

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

31065.63- CO
80.86 CO TX
.50 PRFEE
6.00 WDEED
CASH 87.36-
146aA11/23/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 1 8 5 4 8

IDENTIF. REFERENCE

NOV 23 9 50 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 911874