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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,319.79

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF February, 1983.

_____
Notary Public

MY COMMISSION EXPIRES: 10-19-86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DELTA TITLE COMPANY, 311 International Plaza, Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank Jordan, III (NAME)	ENGEL MORTGAGE COMPANY (NAME)	82-8-309
3211 Healy Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 847 (STREET ADDRESS)	
Nashville, Tn. 37207 (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35201 (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, STEPHEN R. JOSLEYN and wife PHYLLIS E. JOSLEYN, RUFFNER SIMMONS and wife ELSIE G. SIMMONS and GARY NELSON, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK JORDAN, III

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 Lot No. 4 of Block "D" on the Map of Eastwood, of record in Book 332, page 63, Register's Office for said County and State, to which said plan reference is hereby made for a more complete legal description of said lot.

BEING the same property conveyed to grantors by deed from Ann Johnson Matty and husband Joseph G. Matty of record in Book 5784, page 430, Register's Office for Davidson County, Tennessee.

Phyllis E. Josleyn, wife of Stephen R. Josleyn, and Elsie G. Simmons, wife of Ruffner Simmons, join in this conveyance for the purpose of releasing any and all marital rights and interests they may have in the above described property.

As part of the consideration, the grantee herein assumes and agrees to pay a certain Note as evidenced by a Deed of Trust to secure to National Mortgage Company, the original principal sum of $38,400.00 as recorded in Book 5789, page 190, Register's Office for Davidson County, Tennessee. Said Deed of Trust has now been assigned to Engel Mortgage Company. Grantee also assumes escrow account of said Deed of Trust.

This is unimproved ( ) improved (X) property, known as 906 Chickamauga Avenue, Nashville, Tn. 37206
(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 February, 1983

X _____ X _____ X _____
STEPHEN R. JOSLEYN RUFFNER SIMMONS GARY NELSON, unmarried

X _____ X _____
PHYLLIS E. JOSLEYN ELSIE G. SIMMONS

STATE OF TENNESSEE
DAVIDSON County

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9217 02/25 108.68- CHECK

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named STEPHEN R. JOSLEYN and wife PHYLLIS E. JOSLEYN, RUFFNER SIMMONS and wife ELSIE G. SIMMONS, and GARY NELSON, unmarried

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 February 19 83

Commission expires 10-19-86

Notary Public

STATE OF TENNESSEE
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

TO

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

FEB 25 9 38 AM '83
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

H 3.27.57

IDENTIF. REFERENCE

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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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
			39319.79- CO	
			102.18 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 108.68-	
9217A	02/25/83		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 2 7 5 7

IDENTIF. REFERENCE

FEB 25 9 38 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 931313