OFFICIAL RECEIPT

FORM NO. WD-1

BOOK 6126 PAGE 726

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

64,900.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF AUGUST, 83

Notary Public

MY COMMISSION EXPIRES: 9-87

(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
Michael E. Morgan (NAME)	The New York Guardian Mortgagee Corp. (NAME)	104/7
2308 Belcourt Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 189 (STREET ADDRESS)	102.00
Nashville, TN. 37212 (CITY) (STATE) (P O ZIP)	Hemstead, N. Y. 11551 (CITY) (STATE) (ZIP)	24W-5555

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, Peggy A. Joslin and husband Robert Joslin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael E. Morgan and Lawrence M. Romans, as tenants by the entirety.

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. 16 of Block 2 on The Plan of Fairfax Place, as of record in Plat Book 547, Pages 138 & 139, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Peggy A. Joslin by deed from Ruth Bruce of record in Book 5240, Page 913, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

Robert Joslin joins in this conveyance to convey any and all marital rights he might have in said property.

H 7.1.208

IDENTIF. REFERENCE

SEP 2 9 59 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

This is unimproved ( ) improved (XX) property, known as 2308 Belcourt Avenue (House Number) (Street) Nashville, TN. 37212 (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 unincumbered 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 31ST day of AUGUST, 1983

Peggy A. Joslin: Peggy A. Joslin

Robert Joslin: Robert Joslin

457

STATE OF TENNESSEE
Davidson County

BOOK 6128 PAGE 727

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Peggy A. Joslin and husband Robert Joslin

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 31ST day of AUGUST 83-19

Commission expires 4-19-87

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 (their several oaths) acknowledged (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
Peggy A. Joslin

TO
Michael E. Morgan

Bill Berry

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6128 PAGE 728

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			64900.00- CO	
			168.74 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	175.24-
4572A09/02/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.1.2 0 8

IDENTIF. REFERENCE

SEP 2 9 54 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 975952