FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,000.00

Wayne M. Martin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September 1983

Notary Public

MY COMMISSION EXPIRES: 8-26-86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FRANK M. NEWMAN, ATTY., DONELSON, TENNESSEE
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M/M J. A. Waynick (NAME)	same (NAME)	Map 84-11
2303A Modena Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 175
Donelson, TN. 37214 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	3DZ 44808

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, Wayne M. Martin and Darrell Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Junior A. WAynick and wife, Mildred C. Waynick

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. 190 on the Plan of Maplecrest, as of record in Book 1835, pages 27 and 28 in the Register's Office for said County, and described as follows:

SAID Lot No. 190 begins at a point in the southerly margin of Modena Drive, the common corner of Lots 190 and 191; thence with the line between said lots, southerly 110 feet to a corner of Lot 189; thence with the line between Lots 189 and 190, westerly 120 feet to the easterly margin of Dennywood Drive, thence with the margin of said Drive, northerly 90 feet to the beginning of a curve; thence with said curve, northeasterly 31.42 feet to a point in the south margin of Modena Drive; thence with the margin of said Drive, easterly 100 feet to the beginning.

BEING the same property conveyed to Dan Wilkins Martin Jr. and wife Dorothy I. Martin by deed from J. R. Coursey, Substitute Trustee as of record in Book 2041, page 43, in the Register's Office for DAvidson County, Tennessee The said Dan Wilkins Martin, Jr, and the said Dorothy I. Martin having since died and the property having passed by descent and distribution to their only two children the grantors herein.

CHECK

This is unimproved ( ) improved (X) property, known as 2301 Modena Drive Donelson, Tennessee 37214
(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 16th day of September, 19 83

Wayne M. Martin

Darrell Martin

09/26 79.30-

9891

1686

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wayne M. Morton & Debell Morton

the bargainors, 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 16th day of September 1983

Commission expires 7-26-86 Margaret Gunselman
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

TO

RUSH

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

IDENTIF. REFERENCE

H 75960

SEP 26 9 10 AM '83

FELIX E. WILSON, REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6143 PAGE 546

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
			28000.00- CO	
			72.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 79.30-	
9891A09/26/83			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.5 6 6 0

IDENTIF. REFERENCE

SEP 26 9 10 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 981113