FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,420.91

Mark C. Russell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF October 19 83

Donald A. Hood
Notary Public

MY COMMISSION EXPIRES: Oct. 15, 1983
(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY

I. DYKE TATUM, Attorney, Suite 200, Realtors Bldg., 306 Gay St., Nashville, TN
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark C. Russell (NAME)	Mortgage Corporation of the South (NAME)	64-12
4756 Cascade Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 10726 (STREET ADDRESS)	5
Old Hickory, Tennessee 37138 (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35202 (CITY) (STATE) (ZIP)	4D 60494

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, JOHNNY RAY OWNBY and wife, ROBIN LYNN OWNBY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARK C. RUSSELL and wife, ANNE M. RUSSELL

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. 275 on the Plan of Sherwood Forest, Section 4, of record in Book 4460, page 182, Register's Office for said County, to which plan reference is hereby made for a more complete description of said property.

BEING the same property conveyed to Johnny Ray Ownby and wife, Robin Lynn Ownby by deed from Marion Thurman Builder, Inc., of record in Book 6103, page 893, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements and restrictions of record.

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 Third National Mortgage Company of record in Book 6110, page 77, 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.

unimproved ( )
This is improved (x) property, known as 4756 Cascade Drive, Old Hickory, Tennessee 37138
(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 hands this 13th day of October, 19 83

X Johnny Ray Ownby
Johnny Ray Ownby

X Robin Lynn Ownby
Robin Lynn Ownby

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 JOHNNY RAY OWNBY and wife, ROBIN LYNN OWNBY*

the bargainor, 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 13th day of October 19 83.

Commission expires Oct. 15, 1983

Ronald L. Ward
Notary Public

*or proved to me on the basis of satisfactory evidence

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

JOHNNY RAY OWNBY ET UX

TO

MARK C. RUSSELL ET UX

RUSH

H 80639

IDENTIF. REFERENCE

Oct 18 11 49 AM '83

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

5779 10/18 153.14- CASH

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

56420.91- CAMT.
146.64 CSTAX
.50 PRFEE
6.00 WDEED
CASH 153.14-
5779A10/18/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H80639

IDENTIF. REFERENCE

Oct 18 11 49 AM '83

FELIX Z. WILSON, JR., REGISTER
DAVIDSON COUNTY, TN

No. 986812