FORM NO. WD-1

BOOK 6211 PAGE 647

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF DECEMBER, 19 83

Notary Public

MY COMMISSION EXPIRES: 10/9/86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DOUGLAS M. GRISHAM (NAME)	ENGEL MORTGAGE COMPANY, INC. (NAME)	108-16-0 013
P. O. Box 2588 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 847 (STREET ADDRESS)	03 D 77712
Nashville, Tenn. 37219 (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35201-0847 (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, I, JAMES A. DeMATTEO,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DOUGLAS M. GRISHAM,

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 the northerly half of Lot 13, also known as Lot 13A, Percy Priest Woods, as of record in Book 5200, page 607, Register's Office for Davidson County, Tennessee, as described in a survey of Stanford and Associates, dated August 24, 1983, as follows:

BEGINNING at a point in the southerly boundary of Pleasant View Drive, at the common boundary of Lots 12 and 13, Percy Priest Woods; thence, following said boundary of said road in a westerly direction 80 feet to a point; thence, around a curve in a southwesterly direction 25 feet to a point; thence, along the easterly boundary of Priest Woods Drive in a southerly direction 30.2 feet to a point; thence, in an easterly direction 105 feet to a point in the westerly boundary of Lot 12; thence, in a northerly direction 55.2 feet to the point of beginning.

BEING the same property conveyed to James A. DeMatteo by deed from JER Builders, Inc., of record in Book 6143, page 252, 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 note secured by a first mortgage Deed of Trust to Engel Mortgage Company of record in Book 6143, page 255, 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.

CHECK

This is unimproved ( ) improved (X) property, known as 3270 Priest Woods Drive, Lot 13A, Nashville, 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 my hand this 22nd day of December, 1983

X James A. DeMatteo

JAMES A. DeMATTEO

01/10 125.32-5208

STATE OF TENNESSEE
Davidson County

BOOK 6211 PAGE 648

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named JAMES A. DeMATTEO,

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of December 19 83

Commission expires 10/13/86

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

FELIX Z. HILLSMAN, REGISTER
DAVIDSON COUNTY, TN
JAN 10 11 40 AM '84

IDENTIF. REFERENCE

PREPARED BY:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Phone: 259-3666

19996

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 6211 PAGE 649

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

45700.00- CAMT.
118.82 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 125.32-
5208A01/10/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 6 6 6 7

IDENTIF. REFERENCE

JAN 10 11 49 AM '84

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

No. 5662