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 $ 62,925.00

Reda S. Garr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF March, 19 84

Rebecca G. Tinsley
Notary Public

MY COMMISSION EXPIRES: 5/31/84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Patricia Spicer Carden, Attorney
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donnie Garr (NAME)	National Mortgage Company (NAME)	97-8
305 Canberra Court (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	42
Hermitage, TN 37064 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	4D 161 74

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, Robert G. Tyler and wife, Deborah A. Tyler

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donnie P. Garr and wife, Reda S. Garr

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. 233 on the plan of Lake Park, Section 8, of record in Book 4885, page 176, Register's Office for said County.

Said Lot No. 233 fronts 128.43 feet on the westerly margin of Canberra Court and extends back 135.0 feet on the northerly line and 150.0 feet on the southerly line to a dead line in the rear, measuring 80.0 feet thereon.

Being the same property conveyed to Robert G. Tyler and wife, Deborah A. Tyler by deed of record in Book 5348, page 930, Register's Office for said County.

This conveyance is subject to restrictive covenants of record in Book 5057, page 431, said Register's Office, and to the matters set forth in the above referenced plan of record.

CHECK 03/09 170.04 9815

This is unimproved ( ) improved (XX) property, known as 305 Canberra Court (House Number) (Street) Hermitage, Tennessee 37076 (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 22nd day of February, 1984

Robert G. Tyler

Deborah A. Tyler

Robert G. Tyler

Deborah A. Tyler

INDIVIDUAL ACKNOWLEDGEMENT

State of ~~Tennessee~~ NEW YORK

County of NASSAU

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Personally appeared before me, the undersigned, a Notary Public of said county, Robert C. Tyler and wife, Deborah A. Tyler

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 22ND day of FEBRUARY, 1984

Jean Marsueld.

NOTARY PUBLIC

My commission expires:

JEAN MARSUELD
Notary Public, State of New York
No. 30-2516116
Qualified in Nassau County
Commission Expires March 30, 1985

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Robert C. Tyler

and wife, Deborah A. Tyler

TO

FELIX Z. WILSON II
DAVIDSON COUNTY, TN

MAR 9 11 26 AM 84

IDENTIF. REFERENCE

PATRICIA SPICER CARDEN
ATTORNEY AT LAW
1008 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

10772

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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

62525.00- CAMT.
163.54 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 170.04-
8815A03/09/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 0 7 7 1 2

IDENTIF. REFERENCE

MAR 9 11 26 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 18853