THIS INSTRUMENT PREPARED BY: East End Title & Escrow
907 Two Mile Parkway, Building E
Goodlettsville, TN 37072

WARRANTY DEED

BOOK 6302 PAGE 702

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
CHARLES E. DENSON, et ux	BANKERS MORTGAGE CORP.	Map 43-4
(NAME)	(NAME)	
401 KEATON AVENUE	P.O. DRAWER F-20	Parcel 37
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
OLD HICKORY, TN 37138	FLORENCE, S.C. 29501	4D 38300
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------

----------($10.00)----------*Dollars.*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, including the Grantees assuming a certain unpaid indebtedness of record in Book 5646, page 764, Register's Office for Davidson County, Tennessee, which Grantees promise to pay and agree to hold Grantors harmless therefrom,

CHARLES C. MESSICK AND WIFE, KAREN L. MESSICK, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said .....

CHARLES E. DENSON AND WIFE, MARY ELIZABETH DENSON, hereinafter referred to as

Grantees, their ..... *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 24 on the unrecorded map of Scenic View Subdivision, 4th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point in the northeasterly margin of Keaton Avenue at the corner of Lots Nos. 23 and 24; thence with the line between said lots, northeasterly 175.9 feet to a corner of Lot No. 22; thence with the line between Lots Nos. 22 and 24, southeasterly 105 feet to a corner of Lot No. 25; thence with the line between Lots Nos. 24 and 25, southwesterly 150.8 feet to the margin of Keaton Avenue; thence with the margin of the same, northwesterly 108 feet to the point of beginning.

Being the same property conveyed to Charles C. Messick and wife, Karen L. Messick, by deed from Paul Don Lyle, unmarried, of record in Book 5646, page 761, Register's Office for Davidson County, Tennessee.

CLIFF PUGH LAND SURVEYOR STATE OF TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 42,000.00

Subscribed and sworn to before me, this the 25 day of May 19 84

Affiant Charles E. Denson

My commission expires 4/21/85 (Affix Seal) Notary Public Carolyn F. Wadley

This is improved (X) unimproved ( ) property, known as 401 Keaton Avenue, Old Hickory, TN 37138
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Grantees, their ..... *(successors), heirs and assigns forever* we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our ..... *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their ..... *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 25 *day of* May *19* 84 *, the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

Charles E. Denson
Charles C. Messick

Mary Elizabeth Denson
Karen L. Messick

05/31 115.75 CHECK

554

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ...the undersigned..... , a Notary Public in and for said County and State, ...CHARLES C. MESSICK AND WIFE, KAREN L. MESSICK..... .....and CHARLES E. DENSON AND WIFE, MARY ELIZABETH DENSON..... .....

the within named bargainor s .... , with whom I am personally acquainted, and who acknowledged that ....they..... executed the within instrument for the purpose therein contained.

Witness my hand and official seal at .....Goodlettsville..... Tennessee, this .....25..... day of .....May..... , 19 ..84.....

.....Carolyn F. Maddey..... Notary Public

Commission expires .....4/21/85.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... , a Notary Public of the State and County aforesaid, personally appeared ..... , with whom I am personally acquainted, and who, upon oath, acknowledged ..... self to be .... 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 ..... self as .....

Witness my hand and seal, at office in ..... , this ..... day of ..... , 19 .....

..... Notary Public

Commission expires .....

I 2 5 3 7 2

IDENTIF. REFERENCE

MAY 31 8 13 AM '84

RUSH

WARRANTY DEED

FROM

TO

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6302 PAGE 704

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
			42000.00- CONVEYANCE	
			109.20 CO TAX	
			.50 PROBATE FEE	
			6.00 MISC	
			CHECK	115.70-
			05504135731764 CASH	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

125372

IDENTIFICATION REFERENCE

MAY 31 6 13 AM '84

No. 0039961