FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,545.23

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF MAY, 19 84

Notary Public

MY COMMISSION EXPIRES: 10/19/86

(AFFIX SEAL)

BOOK 6308 PAGE 583

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
JEFFREY PAUL HOLMGREN (NAME)	CENTRAL MORTGAGE COMPANY (NAME)	83-07
2023 Benjamin Street (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 179 (STREET ADDRESS)	1
Nashville, Tennessee 37206 (CITY) (STATE) (P. O. ZIP)	Upper Darby, Pennsylvania 19082 (CITY) (STATE) (ZIP)	27W-15970

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, CARMINE PRESTIPINO and wife, FLORA PRESTIPINO,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEFFREY PAUL HOLMGREN and wife, GAILYN SUZANNE HOLMGREN,

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 LOT NO. 44 on the Plan of Pontotoc Subdivision, as of record in Book 547, page 113, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Carmine Prestipino and wife, Flora Prestipino by deed from Louise S. Hunter of record in Book 6146, page 689, 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 CAPITOL MORTGAGE COMPANY, of record in Book 6146, page 692, 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. Said loan is now with CENTRAL MORTGAGE COMPANY.

This is unimproved ( ) improved (X) property, known as 2023 Benjamin Street, Nashville, Tennessee 37206
(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 24th day of May, 19 84

Carmine Prestipino — CARMINE PRESTIPINO
by Ben Anderson Allen Attorney in fact

Flora Prestipino — FLORA PRESTIPINO
by Ben Anderson Allen Attorney in fact

STATE OF TENNESSEE
Davidson County

BOOK 6308 PAGE 584

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named CARMINE PRESTIPINO and wife, FLORA PRESTIPINO,

the bargainor s, 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 24th day of May 19 84

Commission expires _____

_____
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

FELIX Z. WILSON
REGISTER
DAVIDSON COUNTY, TN
JUN 5 1 39 PM 1984

IDENTIFICATION REFERENCE

12.69 Q.T.

WARRANTY DEED

FROM

TO

PREPARED BY:
SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: 259-3666

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 24th day of May, 1984, before me personally appeared BEN ANDERSON ALLEN, to me known to be the person who executed the foregoing instrument in behalf of CARMINE PRESTIPINO and wife, FLORA PRESTIPINO, as their Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said CARMINE PRESTIPINO and wife, FLORA PRESTIPINO, as though they had acted personally.

WITNESS my hand and official seal at Nashville, Tennessee, this the 24th day of May, 1984.

NOTARY Public

My Commission Expires: 10/13/86

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
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			51545.23- CAMT.	
			103.90 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	140.40-
			2430A06/05/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

T 2 6 9 6 2

IDENTIF. REFERENCE

JUN 5 1 30 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0041805