STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 49,486.43

Subscribed and sworn to before me, this the 22nd day of June 19 84

My commission expires: Nov. 1, 1987
(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201

BOOK 6324 PAGE 48

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
JAMES C. ABERNATHY, JR.	BANKERS MORTGAGE CORPORATION
57 Benzing Road (STREET ADDRESS)	P. O. Drawer F-20 (STREET ADDRESS)
Antioch, TN 37013 (CITY STATE ZIP)	Florence, SC 29501 (CITY STATE ZIP)
MAP NO. 162-08-0	PARCEL NO. 028.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, HENRY H. CARPENTER, JR. and wife, PATSY ANN CARPENTER

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO JAMES C. ABERNATHY, JR. and wife, PAULA N. ABERNATHY

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of ANTIOCH PARK, SECTION I, of record in Plan Book 3600, page 96, Register's Office for Davidson County, Tennessee.

Said Lot No. 41 fronts 75.0 feet on the southeasterly margin of Benzing Road and extends back between parallel lines 140.0 feet to a dead line in the rear.

Being the same property conveyed to Henry H. Carpenter, Jr. and wife, Patsy Ann Carpenter, by deed from James C. Whitehead and wife, Sherrie L. Whitehead, of record in Book 4935, page 426, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1984 and subsequent years, easements and restrictions of record and Deed of Trust executed by the Grantors, in favor of First American National Bank of Nashville, of record in Book 5476, page 916, Registers' Office for Davidson County, Tennessee, which the Grantees herein agree to assume and pay.

13150

IDENTIF. REFERENCE

Jun 25 10 03 AM '84

FEE $ [illegible] REGISTER
DAVIDSON COUNTY TN

06/26 135.28- CHECK

THIS IS _____ IMPROVED PROPERTY KNOWN AS 57 Benzing Road, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 22nd day of June 19 84

Henry H. Carpenter, Jr.

Patsy Ann Carpenter

State of Tennessee
County of Davidson

BOOK 6324 PAGE 49

On this 22nd day of June, 19 84, before me personally appeared HENRY H. CARPENTER, JR. and wife, PATSY ANN CARPENTER to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Nov. 1, 1987

Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6324 PAGE 50

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			49486.43- CAMT.	
			128.70 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 135.20-	
3059A	06/26/64		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 6 5 0

IDENTIF. REFERENCE

JUN 26 10 48 AM '64

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No.0047274