BOOK 6432 PAGE 344

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $84,944.54

James M. Borchardt
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 10/19/87

(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
JAMES M. BORCHARDT (NAME)	FIRST ATLANTA MORTGAGE CORPORATION (NAME)	102-14
1108 Shiloh Drive (STREET ADDRESS OR ROUTE NUMBER)	615 Peachtree Street, N. E. (STREET ADDRESS)	105
Nashville, Tenn. 37205 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30308 (CITY) (STATE) (ZIP)	8DZ-54015

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, RONALD W. BAILEY and wife, LINDA C. BAILEY

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

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. 119 on the Plan of Crest Meade, Section "A", as of record in Book 2330, page 154, Register's Office for said County, described as follows:

BEGINNING at a point in the southerly margin of Belton Drive, the common corner of Lots Nos. 118 and 119; thence with the line between said two lots, southwardly 163.3 feet to the northerly line of Lot No. 120; thence with the line between Lots Nos. 119 and 120, westwardly 94.6 feet to the easterly margin of Shiloh Drive; thence with the margin of said Drive 139.8 feet in a northwardly direction to a point, the beginning of a curve; thence around said curve, northeastwardly 40.5 feet to the southerly margin of Belton Drive; thence with the margin of said Drive, eastwardly 81.1 feet to the point of beginning.

BEING the same property conveyed to Ronald W. Bailey and wife, Linda C. Bailey by deed from Norman Bastoky and wife, Yetta Bastoky, of record in Book 5237, page 951, 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 MORTGAGE CORPORATION OF THE SOUTH, of record in Book 5237, page 953, 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.

This is unimproved ( ) improved (X) property, known as 1108 Shiloh Drive, Nashville, Tennessee 37204
(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 19th day of NOVEMBER, 19 84

Ronald W. Bailey
RONALD W. BAILEY

Linda C. Bailey
LINDA C. BAILEY

11/26 227.24 - 3409

STATE OF TENNESSEE
Davidson County

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THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named RONALD W. BAILEY and wife, LINDA C. BAILEY,

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 19th day of NOVEMBER, 1984.

Commission expires 10/19/86

_____
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

FILED FOR RECORD
DAVIDSON COUNTY, TN
Nov 26 10 37 AM '84

IDENTIFICATION REFERENCE

16532

WARRANTY DEED

FROM

TO

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

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			84944.64- CAMT.	
			220.74 CSTAX	
			.60 PRFEE	
			6.00 WDEED	
			CHECK	227.24-
9409A11/26/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 6539 2

IDENTIF. REFERENCE

Nov 26 10 36 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0087385