#3560 BK/28

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter Jr., Atty.
254 Highlands Bldg.
Brentwood, Tennessee 37027

BOOK 6434 PAGE 65

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Janice Ann Bell (NAME)	Federated Financial Corporation (NAME)	135-5
316 Honeyhill Drive (STREET ADDRESS OR ROUTE NUMBER)	4501 Circle 75 Parkway, B-2200 (STREET ADDRESS)	32
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30339 (CITY) (STATE) (ZIP)	FB #2DU-7220

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, METROPOLITAN HOUSING II, LTD., a Tennessee Limited Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JANICE ANN BELL

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 35 on the Plan of Town Park Estates as of record in Plat Book 3300, page 86, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Metropolitan Housing II, Ltd. by deed from Lectra W. Brown, Jr., and wife, Sharon Payne Brown of record in Book 6184, page 579, said Register's Office.

This conveyance is made subject to: (1) 1984 Taxes, which have been assumed by the Buyer(s); (2) Restrictions of record in Book 3400, page 120, amended in Book 3436, page 43 and; (3) All matters appearing on the Plan of record in Plat Book 3300, page 86, said Register's Office.

As part of the consideration for this transfer, the grantee(s) herein assume and agree to pay, the principal balance now due, plus future interest on a certain note, dated July 10, 1979, in the original principal sum of $53,900.00, payable to Federated Financial Mortgage Corporation in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 5464, page 884, said Register's Office.

I 6 6 0 1 6

IDENTIF. REFERENCE

Nov 27 2 53 PM '84

FEE $ ... REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 316 Honeyhill Drive Nashville, Tennessee 37217

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 5th day of November, 1984.

METROPOLITAN HOUSING II, LTD.

BY: S. L. Johnson, III

S. L. JOHNSON, III, General Partner

STATE OF TENNESSEE
COUNTY OF _____ BOOK 6434 PAGE 66

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____

_____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ _____ as such _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared S. L. Johnson, III, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be a general partner of Metropolitan Housing II, Ltd., the within named bargainor, a partnership, and that he as such General Partner, being authorized so to do, executed the foregoing instrument for the purposed contained therein, by signing the name of the partnership by himself as General Partner.

Witness my hand and seal, at office in Nashville, Tennessee, this 5th day of November, 1984.

My commission expires: 4-19-87

NOTARY PUBLIC

D. SCOTT NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,956.30

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF November 1984.

MY COMMISSION EXPIRES: 4-19-87 (AFFIX SEAL)

Notary Public

D. SCOTT NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE STATE OF TENNESSEE

186 11/27 172.90- CHECK
WARRANTY DEED

FROM
METROPOLITAN HOUSING II, LTD.

TO
JANICE ANN BELL

Return to:
First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926
File Box #38

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 6434 PAGE 67

RECEIVED OF _____

FOR _____

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

63956.30- CAMT.
166.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 172.90-
0186A11/27/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 6 6 0 1 6

IDENTIF. REFERENCE

Nov 27 2 55 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0088150