This instrument prepared by Thomas V. White, 26th Fl., First American Center, Nashville, TN 37238.

WARRANTY DEED

RE-RECORDED TO INCLUDE ESTOPPEL AFFIDAVITS BY REFERENCE

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.:
First National Mortgage Co. P. O. Box 626 Little Rock, Ark. 72203	Same	87-13-21

Re-record & William P. Hogan 401 Davidson Rd Nashville Tn 37205

Re-record

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

BOOK 6551 PAGE 477

BOOK 6349 PAGE 100

The actual consideration or value, whichever is greater, for this transfer is $50,000.

Stanley Dale Taylor
AFFIANT

Sworn to and subscribed before me, this 2nd day of July, 1984.

NOTARY PUBLIC

My commission expires:
10-20-85

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 STANLEY DALE TAYLOR and wife, ROBIN C. TAYLOR, and TENNA, LTD., hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey until FIRST NATIONAL MORTGAGE COMPANY, hereinafter called the grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: to-wit:

TRACT 1:

Land in Davidson County, Tennessee, being Lot 151 of Valley Brooke Subdivision, of record in Plat Book 5800, page 74, Register's Office for said County, to which plat reference is here made for a more particular description thereof.

Being the same property conveyed to Stanley Dale Taylor and wife, Robin C. Taylor, as to 55% undivided interest, and Tenna, Ltd., as to 45% undivided interest, by Deed from Federal Home Builders, Inc., an Alabama Corporation, of record in Book 6123, page 683, Register's Office for Davidson County, Tennessee.

Unimproved ( )
Improved (✓) property known as 908 Gina Brook Ct, Hermitage Tn 37076

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 hands, this 2nd day of July 1984.

Stanley Dale Taylor
STANLEY DALE TAYLOR

Robin C. Taylor
ROBIN C. TAYLOR

TENNA, LTD. BY FEDERAL PROPERTIES, INC.
AS GENERAL PARTNER
BY: _____, ITS PRESIDENT.

RUSH

IDENTIFICATION REFERENCE

JUL 31 11 06 AM '84

I 3 9 7 4 4

07/31 136.50- CHECK

3176

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Re-recorded BOOK 6551 PAGE 478

BOOK 6349 PAGE 101

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stanley Dale Taylor and wife, Robin C. Taylor, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 2nd day of July, 1984.

NOTARY PUBLIC

My commission expires: 10-20-85

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared David J. Davis, with whom I am personally acquainted, and who upon his oath acknowledged himself to be the President of Tenna, Ltd., the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said David J. Davis as such President.

Witness my hand and official seal at office at Nashville, on this 9 day of July, 1984.

NOTARY PUBLIC

My commission expires: 10-21-84

Re-recorded

ESTOPPEL AFFIDAVIT

BOOK 6551 PAGE 479

THIS AFFIDAVIT MADE THIS 18th day of March, 19 85 by Stanley Dale Taylor and wife Robin C. Taylor hereinafter referred to as Grantors, WITNESSETH:

That the Grantors, or their predecessors in title, did on the 24th day of August 19 83, execute and deliver a certain promissory note in the principal sum of $ 49,500.00 and secured by a mortgage bearing even date and duly recorded in the County Clerk's Office in Davidson County, Tennessee, covering the real estate more particularly described as follows:

BEING Lot No. 151 of Valley Brooke Subdivision, of record in Book 5800, page 74, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description thereof.

The property address is: 4309 Central Valley Drive, Hermitage, TN 37076

The word mortgage as used herein may be construed to mean Deed of Trust as appropriate.

The Grantors have defaulted in the payments due on said note and are unable to meet the obligations of said note and mortgage according to the terms thereof.

That the said Grantors are the parties who made, executed and delivered that certain deed to the FIRST NATIONAL MORTGAGE CO. , dated the 2nd day of July, 19 84, conveying the above described property. The said Grantors hereby acknowledge, agree and certify that the aforesaid deed was an absolute conveyance of the Grantors' rights, title and interest in and to said real estate, together with all buildings thereon and appurtenances thereunto belonging and appertaining, and with release of all dower and homestead rights in and to said real estate, and also convey, transfer and assign the Grantors' rights of possession, rentals, and equity of redemption in and to said premises. The value of said real estate is not in excess of the amount of said indebtedness outstanding and in consideration of the premises hereof and in consideration of such conveyance, the Grantors have received a full and complete release of personal liability on said note together with the cancellation of record by said Grantee and the delivery to the affiant of the note secured by said mortgage duly cancelled, receipt of which cancelled note is hereby acknowledged.

Said deed was given voluntarily by the Grantors to the Grantee, in good faith on the part of Grantors and Grantee, without any fraud, misrepresentation, duress or undue influence whatsoever, or any misunderstanding on the part of the Grantors or Grantee and was not given as a preference against any other creditors of said Grantors. Said deed of conveyance shall not restrict the right of the Grantee to institute foreclosure proceedings if the Grantee desires, but the conveyance by said deed shall be and is hereby intended and understood to be an absolute conveyance and an unconditional sale, with full extinguishment of Grantor's equity of redemption, and with full release of all Grantors' rights, title and interest of every character in and to said property.

This affidavit has been made for the protection and benefit of the aforesaid Grantee in said deed, his successors and assigns, and all other parties hereafter dealing with or who may acquire an interest in the property described therein, and shall bind the respective heirs, executors, administrators, and assigns of the undersigned.

x Stanley D. Taylor

x Robin C. Taylor

STATE OF TENNESSEE)

COUNTY OF)

On this 18 day of March, 1985, before me personally appeared Stanley & Robin Taylor, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as free act and deed for the purposes therein contained. Witness my hand and seal on the date above shown.

My Commission Expires: 4-19-87

Notary Public

Exhibit #1

ESTOPPEL AFFIDAVIT

THIS AFFIDAVIT MADE THIS 23rd day of April, 19 85 by TENNA, Ltd., a Tennessee limited partnership hereinafter referred to as Grantors, WITNESSETH:

That the Grantors, or their predecessors in title, did on the 24th day of August 1983, execute and deliver a certain promissory note in the principal sum of $49,500.00 and secured by a mortgage bearing even date and duly recorded in the County Clerk's Office in Davidson County, Tennessee, covering the real estate more particularly described as follows:

BEING Lot No. 151 of Valley Brooke Subdivision, of record in Book 5800, page 74, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description thereof.

Re-Recd BOOK 6551 PAGE 480

The property address is: 4309 Central Valley Drive, Hermitage, TN 37076

The word mortgage as used herein may be construed to mean Deed of Trust as appropriate.

The Grantors have defaulted in the payments due on said note and are unable to meet the obligations of said note and mortgage according to the terms thereof.

That the said Grantors are the parties who made, executed and delivered that certain deed to the FIRST NATIONAL MORTGAGE CO., dated the 2nd day of July, 1984, conveying the above described property. The said Grantors hereby acknowledge, agree and certify that the aforesaid deed was an absolute conveyance of the Grantors' rights, title and interest in and to said real estate, together with all buildings thereon and appurtenances thereunto belonging and appertaining, and with release of all dower and homestead rights in and to said real estate, and also convey, transfer and assign the Grantors' rights of possession, rentals, and equity of redemption in and to said premises. The value of said real estate is not in excess of the amount of said indebtedness outstanding and in consideration of the premises hereof and in consideration of such conveyance, the Grantors have received a full and complete release of personal liability on said note together with the cancellation of record by said Grantee and the delivery to the affiant of the note secured by said mortgage duly cancelled, receipt of which cancelled note is hereby acknowledged.

Said deed was given voluntarily by the Grantors to the Grantee, in good faith on the part of Grantors and Grantee, without any fraud, misrepresentation, duress or undue influence whatsoever, or any misunderstanding on the part of the Grantors or Grantee and was not given as a preference against any other creditors of said Grantors. Said deed of conveyance shall not restrict the right of the Grantee to institute foreclosure proceedings if the Grantee desires, but the conveyance by said deed shall be and is hereby intended and understood to be an absolute conveyance and an unconditional sale, with full extinguishment of Grantor's equity of redemption, and with full release of all Grantors' rights, title and interest of every character in and to said property. The statutory right of redemption, TCA 66-8-101, is specifically waived.
This affidavit has been made for the protection and benefit of the aforesaid Grantee in said deed, his successors and assigns, and all other parties hereafter dealing with or who may acquire an interest in the property described therein, and shall bind the respective heirs, executors, administrators, and assigns of the undersigned.

Tenna Ltd By Federal Properties, Inc., Its General Partner

By: _____ Vice-Pres.
Thomas V. Robinson, Vice-Pres.

STATE OF TENNESSEE)
COUNTY OF)

On this _____ day of _____, 19____, before me personally appeared _____, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that ____ executed the same as _____ free act and deed for the purposes therein contained.
Witness my hand and seal on the date above shown.

My Commission Expires: _____

_____
Notary Public

mtg page

Exhibit #2
P.1

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Re-record
BOOK 6551 PAGE 481

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Thomas V. Rebrovich _____ _____ and _____, with whom I am personally acquainted and who upon ~~their~~ oaths acknowledged ~~themselves~~ to be the Vice President and _____ respectively of the Federal Properties, Inc., the within named bargainor, a corporation, and that ~~they~~ as such Vice President 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 Thomas V. Rebrovich as such Vice President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville on this the 23rd day of April, 1985.

My commission expires
7-18-87

Notary Public

PATRICIA SPICER CARTER NOTARY PUBLIC STATE OF TENNESSEE

Re-Record
J.O 2755

IDENTIF. REFERENCE

MAY 8 10 09 AM '85
DAVIDSON COUNTY, TN
REGISTER

RECEIVED

5587

Exhibit #2
P. 2