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File Box 43

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,646.83

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May 19 85.

Notary Public

MY COMMISSION EXPIRES: 11-7-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. One Union Street, Nashville, TN 37219-0428
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John W. Workman et ux (NAME)	FIRST TENNESSEE BANK N.A., MEMPHIS (NAME)	6DU-40130
5505 Thalman Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 474 (STREET ADDRESS)	161-9
Brentwood, TN 37027 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38101 (CITY) (STATE) (ZIP)	#47

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, William A. Ellis and wife, Sandra G. Ellis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John W. Workman and wife, Leigh M. Workman

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:

BEING Lot No. 15 on the Plan of the Resubdivision of Lot No. 15 and Reserve Parcel "C" of Granberry Heights, Section III, as of record in Book 5190, Page 78, Register's Office for Davidson County, Tennessee.

SAID Lot No. 15 fronts 100.41 feet on the westerly margin of Thalman Drive and extends back 145.28 feet on the northerly line, and a total of 205.65 feet on the southerly line, which is a broken line, to a line on the rear on which it measures 185.0 feet thereon.

BEING the same property conveyed to William A. Ellis and wife, Sandra G. Ellis by deed from Larry T. Adams and wife, Kellene H. Adams, of record in Book 5667, Page 277, Register's Office for Davidson County, Tennessee.

AS PART OF THE ABOVE CONSIDERATION, IT IS AGREED AND UNDERSTOOD that the above named Grantees assume and agree to pay the remaining unpaid balance on a promissory note secured by a Deed of Trust of record in Book 5667, Page 280, and re-recorded in Book 5668, Page 321, Register's Office for Davidson County, Tennessee, payable according to the terms and conditions therein.

This conveyance is subject to any and all existing restrictions and easements of record.

This is unimproved ( ) improved (XX) property, known as 5505 Thalman Drive (House Number) (Street) Brentwood, TN 37027 (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 21st day of May, 19 85

x William A. Ellis
William A. Ellis

x Sandra G. Ellis
Sandra G. Ellis

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William A. Ellis and wife, Sandra G. Ellis

or proved to me upon the basis of satisfactory evidence 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 21st day of May, 19 85.

Commission expires 11-1-87

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

WARRANTY DEED

FROM
William A. Ellis et ux

Sandra G. Ellis

TO
John W. Workman et ux

Leigh M. Workman

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

918

J07143

IDENTIF. REFERENCE

MAY 23 1 26 PM '85

DAVIDSON COUNTY, TN

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
			110646.83-	CAMT.
			287.56	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 294.06-
0918A	05/23/85		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J07-1-43

IDENTIF. REFERENCE

MAY 23 1 26 PM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 137526