6041

file 7

FORM NO. WD-1

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16324

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $49,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July 19 85

Notary Public

MY COMMISSION EXPIRES: 4-16-87

(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
JESSICA DAWN DUGGER (NAME)	Singleton Mortgage Corporation (NAME)	MAP 108-03-0
3034 Casa Drive (STREET ADDRESS OR ROUTE NUMBER)	6263 Poplar Avenue, Suite 100 (STREET ADDRESS)	PAR 097
Nashville, Tn 37214 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38119 (CITY) (STATE) (ZIP)	03D 89282

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, RENTAL GROUP, LTD.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JESSICA DAWN DUGGER and BETSY LYNN DUGGER

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. 104-B, Zone Lot Division of lots 42-48 & 102-107, Section 5, Patio Villa as recorded in Book 5200, Page 686 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Rental Group, Ltd. by deed from October Inc of record in Book 6431, Page 331, Register's Office for Davidson County, Tennessee.

29883

IDENTIFICATION REFERENCE

AUG 20 10 52 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

3034 Casa Drive, Nashville, Tn 37214

This is unimproved ( ) improved (X) property, known as (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 his hand this 17th day of July, 19 85

Don Henderson by Debbie First Rental Group Ltd.

RENTAL GROUP, LTD.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RENTAL GROUP, LTD.

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 Nashville, Tennessee, this 17th day of July, 19 85.

Commission expires _____

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Alan L Saturn, a Notary Public within and for the State and County aforesaid, personally appeared Debbie Foust and _____ with whom I am personally acquainted and who upon (his oath) (her oath) (their several oaths) acknowledged (himself) (herself) (themselves) to be the attorney-in-fact and _____ respectively of the Don Henderson, general partner, Rental Group, Ltd. the within named bargainor, a corporation, and that (he) (she) as such attorney-in-fact and Debbie Foust, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Don Henderson as such attorney-in-fact, and attesting the same by the said Debbie Foust as such attorney-in-fact, and acknowledged that she executed the same as the free act and deed of the said Don Henderson, general partner.

Witness my hand and official seal at office at Nashville, Tennessee on this the 17th day of July, 19 85

My commission expires 4-19-87

Notary Public

WARRANTY DEED

FROM

RENTAL GROUP, LTD.

TO

JESSICA DAWN DUGGER

BECKY LYNN DUGGER

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

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RECEIVED OF _____

FOR _____

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

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

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

49500.00- CAMT.
128.70 CSTAX.
.50 PRFEE
6.00 WDEED
CHECK 135.20-
9065A08/20/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29883

IDENTIFI REFERENCE

AUG 20 10 52 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 164983