BOOK 6690 PAGE 315 File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF October 19 85

Notary Public

MY COMMISSION EXPIRES 11-1-89
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, CORNER OF FIRST AND UNION, NASHVILLE, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Bobby S. Flemming and Estelle Garner	Atlantic Coast Mortgage Company	58
3928 Creekway Court (NAME)	3918 South George Mason Drive (NAME)	15
Nashville, Tennessee 37215 (STREET ADDRESS OR ROUTE NUMBER)	Baileys Crossroads, VA 22041 (STREET ADDRESS)	112
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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. Curtis Ellis Construction Co.

HEREINAFTER CALLED THE GRANTORS HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bobby S. Flemming and Estelle Garner

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. 91 on the Plan of Creekwood North Subdivision of record in Book 4675, Page 916, Register's Office for Davidson County, Tennessee.

Beginning at a point in the westerly margin of Creekway Court, said point being the southeast corner of Lot 91; thence westerly 172.07 feet to a point, said point being in the easterly margin of Drake Branch Road and being the southwest corner of Lot 91; thence continuing along said easterly margin of Drake Branch Road 118.67 feet to a point, said point being the northwest corner of Lot 91; thence easterly 151.79 feet along the common border of Lots 91 and 69 to a point, said point being the common corners of Lots 91, 69, 70 and 90; thence southerly 140 feet along the common border of Lots 90 and 91 to a point in the westerly margin of Creekway Court, said point being the common corner of Lots 90 and 91; thence along said westerly margin 48.2 feet to the point of beginning.

Being part of the same property conveyed to Curtis Ellis Construction Company by deed from Alan L. Saturn, Jr. of record in Book 5612, page 823 Register's Office for Davidson County, Tennessee.

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

This is unimproved (X) This is improved ( ) property, known as 3928 Creekway Court, Nashville, Tennessee 37215
(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 ti, 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 my hand this 18th day of October, 19 85

Curtis Ellis Construction Co.

By: Curtis Ellis, President

Attest:

THIS 1985 OCT

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, 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 _____ _____, Tennessee, this _____ day of 19_____

_____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
County of Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Curtis Ellis or proved to me upon the basis of satisfactory evidence ~~and~~ _____ with whom I am personally acquainted and who upon ~~(his oath)~~ ~~(their several oaths)~~ acknowledged ~~(himself)~~ ~~(themselves)~~ to be the President ~~and~~ _____ respectively of the Curtis Ellis Construction Co. the within named bargainor, a corporation, and that (he) as such 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 Curtis Ellis as such ~~President~~ ~~and attesting the same by the said~~ _____ ~~as such~~ _____.

Witness my hand and official seal at office at Nashville on this the 18th day of ~~October~~, 19 ~~85~~.

My commission expires 11-1-87

_____
Notary Public

46901

WARRANTY DEED

FROM

Curtis Ellis Construction Co.

TO

Bobby S. Flemming

Estelle Garner

IDENTIFICATION REFERENCE

OCT 23 3 10 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
CORNER OF FIRST AND UNION
NASHVILLE, TENNESSEE 37201

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

725[illegible]
18[illegible]
.50
6.00
[illegible]
9447A10/23/85 3AL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46901

IDENTIFICATION REFERENCE

OCT 23 3 11 PM '85

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 184854