file 7

FORM NO. WD-1

17203

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$54,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF October 19 85

Notary Public

MY COMMISSION EXPIRES 4-19-87

(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
ERIC A. GHIANNI (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 147-14
615 Watsonwood Drive (STREET ADDRESS OR ROUTE NUMBER)	3819 South George Mason Drive (STREET ADDRESS)	PAR 32
Nashville (CITY) TN (STATE) 37211 (P. O. ZIP)	Baileys Crossroads (CITY) VA. (STATE) 22041 (ZIP)	6 DU 66535

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, LYNDA H. HORN TAUBERT Guy Taubert

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERIC A. GHIANNI and BEVERLY A. DAVENPORT

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.326 on the Plan of Whispering Hills, Section 2-A, as of record in Book 2331, page 123, 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 Lynda H. Horn, by Quitclaim Deed from Richard L. Horn, of record in Book 5628, page 676, Register's Office for Davidson County, Tennessee. The said Lynda H. Horn having since married to Guy Taubert, and the said Guy Taubert joining in this conveyance to convey his marital rights in subject property.

Unimproved ( )
This is Improved ( ) property, known as X 615 Watsonwood Drive, Nashville, TN 37211
(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 our hand this 28th day of October, 19 85

LYNDA H. HORN TAUBERT Lynda H. Horn Taubert

Guy Taubert Guy Taubert

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 ~~LYNDA H. HORN TAUBERT~~ Guy Taubert

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 28th day of October, 19 85

Commission expires 4-19-87

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

LYNDA H. HORN TAUBERT

TO

ERIC A. GHIANNI

BEVERLY A. DAVENPORT

PREPARED BY:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Phone: 259-3666

IDENTIFY REFERENCE

4 8 5 8 8

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

Oct 29 3 53 PM '85

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			54000.00- AMT. 140.40 STAX .50 PFEE 6.00 DEED CHEC 146.90- 1437A10/29/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48538

IDENTIFICATION REFERENCE

OCT 29 3 54 PM '85
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 186770