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FILE BOX 43

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,066.06

Richard W. Zeiger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF November 19 85

Notary Public

MY COMMISSION EXPIRES 4-20-86
(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
Richard W. Zeiger	Shearson Lehman Mortgage Corporation	5DU 59611
(NAME)	(NAME)	
157 Brenda Court	P. O. Box 1201	Map: 148-15
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013	San Bernardino, CAL 92402	Par: #179
(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, WILLIAM EDWARD DYE and wife, KINUKO DYE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD W. ZEIGER

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. 28 on the Revised Plat of Haywood Forest, of record in Plat Book 5200, Page 2, Register's Office for said County.

SAID Lot No. 28 fronts 53.94 feet on the southerly margin of Brenda Court and extends back 150.81 feet on the westerly line and 165.02 feet on the easterly line to a line on the rear on which it measures 56.05 feet.

BEING the same property conveyed to the Grantors herein by Deed from Bob Potter Company, of record in Book 5472, Page 623, Register's Office for Davidson County, Tennessee.

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

FOR and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain Trust Deed dated July 27, 1979, and filed for record July 27, 1979, in the Office of the recorded of deeds of Davidson County, Tennessee in Book 5472, Page 626, and Note of even date thereby secured, in the original principal amount of $41,450.00 payable to Western Pacific Financial Corporation, a Delaware Corporation, which debt the grantee herein assumes and agrees to pay as part payment of the purchase price.

The Grantee further hereby assumes the obligations of William Edward Dye and wife, Kinuko Dye under the terms of the instruments creating the loan to idemnify the Veterals Administration to the extent of any claim payment arising from the guaranty or CONTD.....

This is improved (X) unimproved ( ) property, known as 157 Brenda Court (House Number) (Street) Antioch, TN 37013 (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 our hand s this 11th day of November, 19 85

x William Edward Dye
William Edward Dye

x Kinuko Dye
Kinuko Dye

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 William Edward Dye and wife, Kinuko Dye

~~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 11th day of November 1985.

Commission expires 4-20-86

Notary Public

STATE OF TENNESSEE

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 EDWARD DYE and wife,

KINUKO DYE

TO
RICHARD W. ZEIGER

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

CONTINUED from Page 1 of this Instrument.....

insurance of the indebtedness heretofore mentioned.

5227 8.

IDENTIFICATION REFERENCE

Nov 12 11 33 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6707 PAGE 436

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
			48066.06- CONT.	
			125.06 CSTAX.	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	131.56-
5884A	11/12/85		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 2 2 7 8

IDENTIFICATION REFERENCE

Nov 12 11 33 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 191113