This instrument prepared by: Ballew & Freeman, Attorneys-at-Law, 333 Gallatin Road, South Madison, Tennessee 37115

Atty.

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Walter H. Carter, Trustee	Mid-States Mortgage Corporation	43-7-2
(NAME) 730 May Drive	(NAME) 24901 Northwestern	
(STREET ADDRESS OR ROUTE NUMBER) Madison Tn. 37115	(STREET ADDRESS) Southfield, MIchigan 48075	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------$10.00---------- *Dollars,*
Cash in hand paid by the grantee hereinafter named and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the grantee of the unpaid balance of a certain indebtedness payable to Capital Mortgage Company in the original principal amount of $43,025.00, and secured by a deed of trust of record in Book 6453, page 599, Register's Office for Davidson County, Tennessee.

JAMES A. CROY, TRUSTEE FOR LAKEWOOD ASSOCIATES, a joint venture composed of James A. Croy, Stephen D. Woodard and Gregory A. Farmer
have this day bargained and sold, and do hereby transfer and convey unto the said

WALTER H. CARTER, TRUSTEE

his *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

BEING Lot 142 on the Map of the Subdivision of Tracts 1 and 13 of the ANDERSON ESTATES the latter being of record in Book 1130, page 37, Register's Office for Davidson County, Tennessee, and described according to a survey made by Anderson and Gee, Surveyors, August 5, 1964, and being further described according to a survey by John Kohl and Company dated December 7, 1984, as follows:

BEGINNING on the easterly margin of Scalf Drive at the corner of Lots 141 and 142, thence with a line between said two lots eastwardly 172.7 feet to a point; thence southwardly 75 feet to a point; thence with the line between Lots Nos. 142 and 143 westwardly 171.8 feet to the easterly margin of Scalf Drive; thence with said Drive northwardly 75 feet to the beginning.

Being the same property conveyed to James A. Croy, Trustee for Lakewood Associates, by deed from John S. Medley and wife, Lorene S. Medley of record in Book 6589, page 388, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $52,406.21

Subscribed and sworn to before me, this the 14 day of Jan 19 86

Affiant Walter H. Carter, Trustee

My commission expires: 3-8-89 (Affix Seal)

Notary Public

This is improved ( ) unimproved (XX) property, known as 326-328 Scalf Drive, Madison, Tennessee 37115
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

WALTER H. CARTER, TRUSTEE

his *(successors),*

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* Except for any restriction of record.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* WALTER H. CARTER, TRUSTEE, his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand* this 14th *day of* Jan, 19 86 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James A Croy, Trustee
JAMES A. CROY - Trustee

8 ...01/14/148.74- CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* James A. Croy (or proved to me on the basis of satisfactory evidence), *the within named bargainor, with whom I am personally acquainted, and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison, Tennessee, *this* 14 *day of* Jan, *19* 86

Notary Public

Commission expires 3-2-89

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

RUSH

WARRANTY DEED

FROM

JAMES A. CROY, TRUSTEE

TO

WALTER H. CARTER, TRUSTEE

G50365

Compliments of
Madison Title Company
333 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company

IDENTIFICATION REFERENCE

JAN 14 11 40 AM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

6 6 9 8 3

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

52406.21- CONT.
136.24 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 142.74-
566BAD1/14/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 8 6 9 3

IDENTIFICATION REFERENCE

JAN 14 11 48 AM '86

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TN

No. 210429