This Instrument Prepared By:
Paul S. Parker
Dodson, Harris, Robinson & Aden
900 Nashville City Bank Bldg.
Nashville, TN 37201

WARRANTY DEED

BOOK 6776 PAGE 661

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Thomas B. Montgomery Debora Rota Montgomery (NAME)	Metropolitan Federal Savings & Laon (NAME)	15D-31515
2009 McGavock Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	72-4
Nashville, Tennessee (CITY) (P. O ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	323

FOR AND IN CONSIDERATION of the sum of FORTY-SIX THOUSAND and 00/100 ($46,000.00) Dollars, of which Seven Thousand Five Hundred and 00/100 ($7,500.00) is cash in hand paid by THOMAS B. MONTGOMERY and DEBORA ROTA MONTGOMERY, husband and wife, (herein collectively referred to as "Grantees") herewith; Fourteen Thousand Four Hundred Twenty-Four and 10/100 ($14,424.10) Dollars is represented by a Deed of Trust Note wherein Grantees are co-makers; and Twenty Four Thousand Seventy-Five and 90/100 ($24,075.90) Dollars is represented by the assumption by Grantees of a first mortgage held by Metropolitan Federal Savings and Loan of record in Book 5150, Page 969, Register's Office for Davidson County, Tennessee,

CHARLOTTE L. GARRISON has/does *the this day bargained and sold, and ~~do~~ hereby transfer and convey unto the said* THOMAS B. MONTGOMERY and DEBORA ROTA MONTGOMERY, husband and wife, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 3, Block "C" on the Plan of Country Club Estates, of record in Book 843, Page 95, Register's Office for said county.

Said Lot No. 3 fronts 100 feet on the westerly margin of McGavock Avenue and extends back between parallel lines 165 feet to a dead line.

Being the same property conveyed to JOHN T. GARRISON and CHARLOTTE L. GARRISON, husband and wife, by deed from THOMAS N. GARRISION and JANET H. GARRISON, husband and wife, of record in Book 6729, Page 790, Register's Office for Davidson County, Tennessee.

Moreover being the same property conveyed to CHARLOTTE L. GARRISON by quitclaim deed from JOHN T. GARRISION of record in Book 6776, Page 659, 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 $46,000.00

Subscribed and sworn to before me, this the 24th day of January 19 86

Affiant

My commission expires: May 13 1989 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 2009 McGavock Street, Nashville, Tennessee (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 THOMAS B. MONTGOMERY and DEBORA ROTA MONTGOMERY, husband and wife, their *(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.*

I *further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* THOMAS B. MONTGOMERY and DEBORA ROTA MONTGOMERY, husband and wife, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my hand this 24TH day of JANUARY, 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.

Charlotte L. Garrison
CHARLOTTE L. GARRISON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Katherine A. Brown CHARLOTTE L. GARRISON, a Notary Public in and for said County and State,

the within named bargainor..., with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of January, 1986.

Katherine A. Brown Notary Public

Commission expires May 13, 1989

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 ...

WARRANTY DEED

FROM

CHARLOTTE L. GARRISON

TO

THOMAS B. MONTGOMERY and DEBORA ROTA MONTGOMERY, husband and wife

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

IDENTIFICATION REFERENCE

FEB 4 11 46 AM '86

FELIX E. WILSON REGISTER
DAVIDSON COUNTY, TENN.

73917

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

46[illegible]- CAPT.
[illegible].60 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 126.10-
2009 02/04/86 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7: 3 9 1 7

IDENTIFICATION REFERENCE

FEB 4 11 46 AM '86

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 216623

NASHVILLE BUSINESS FORMS, INC