BOOK 6840 PAGE 967

FORM NO. WD-1

File Box 24

This instrument prepared from information furnished by parties.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BD 24

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

$63,640.65

Jack R. Boggs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April, 1986

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO.	MAP-PARCEL NUMBERS
Mack D. & Wanita Doris Boggs (NAME)	Federated Financial Corporation (NAME)	Map 61-4
P. O. Box 140725 (STREET ADDRESS OR ROUTE NUMBER)	6640 Powers Ferry Road, Suite 200 (STREET ADDRESS)	Par. 52
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30339 (CITY) (STATE) (ZIP)	15DZ-7625

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, B. K. Barnes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mack Denzil Boggs and wife, Wanita Doris Boggs

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:

BEING Lot No. 18 on the plan of Marina C. McGaugheys Second Subdivision of a part of Tract No. 4 in A. J. McGaugheys Section Haysboro Subdivision, not of record, described according to a survey made by S. R. Sandord, Jr. Civil Engineer, June 30, 1938, as follows:

BEGINNING on the westerly margin of Log Cabin Road at the common corner of Lots Nos. 18 and 19; thence with the line between said two lots, westwardly 213.2 feet to the easterly line of Lot No. 11; thence with the easterly line of Lots Nos. 11 and 12, southwardly 100.05 feet to the common corner of Lots Nos. 17 and 18; thence with the line between said two lots, eastwardly 219.2 feet to the westerly margin of Log Cabin Road; thence with the westerly margin of said Road, northwardly 100 feet to the point of beginning.

BEING the same property conveyed to B. K. Barnes by deed from Vivian Birdwell, unmarried, of record in Book 6409, page 202, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assume and agree to pay the mortgage held by Federated Financial Corporation of record in Book , page , said Register's Office. The escrow account and insurance to be transferred to Grantee.

C. J. Barnes joins in the execution of this instrument to convey whatever marital rights she may have.

95627

IDENTIFICATION REFERENCE

APR 29 9 58 AM '86

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 4907 Log Cabin Road Nashville, TN 37216
(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 s this 28th day of April, 19 86

B. K. Barnes

C. J. Barnes

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 B. K. Barnes and C. J. Barnes

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 28th day of April 19 86

Commission expires 5/13/89

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

B. K. Barnes

TO

Mack Denzil Boggs and wife,

Wanita Doris Boggs

title escrow, inc.

suite 218
640 spence lane
nashville tennessee 37217

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

RECEIVED OF _____

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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

63640.65- CAMT.
165.36 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 171.86-
797 7A04/29/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95627

IDENTIFICATION REFERENCE

APR 29 9 58 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 241944