BOOK 6914 PAGE 647 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$59,000.00 Scott D J Eckert
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF July, 1986

Notary Public

MY COMMISSION EXPIRES: 4-19-87
(AFFIX SEAL)

File # 19067
Loan # 12432

FEE

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
SCOTT D. J. ECKERT (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 149-4
2574 Willow Branch (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	PAR 150
Nashville, TN 37217 (CITY) (STATE) (P.O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	2D-42876

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, ANDY LEE RUSSELL and wife, MARIETTA G. RUSSELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SCOTT D. J. ECKERT and wife, RHONDA L. ECKERT

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. 471 on the Plan of Edge-O-Lake Estates - Section 7, as of record in Book 3700, page 79, 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 Andy Lee Russell and wife, Marietta G. Russell, by deed from Ed Hodge and wife, Evelyn M. Hodge, of record in Book 5051, page 522, Register's Office for Davidson County, Tennessee.

19529

IDENTIFICATION REFERENCE

JUL 11 12 23 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

07/11 171.70- CHECK

5078

unimproved X)
This is improved ( ) property, known as 2574 Willow Branch, Nashville, TN 37217
(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 their hands this 9th day of July, 1986

Andy Lee Russell
ANDY LEE RUSSELL

Marietta Russell
MARIETTA RUSSELL

[redacted]

BOOK 6914 PAGE 648

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ANDY LEE RUSSELL and wife, MARIETTA G. RUSSELL

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of July, 19 86.

Commission Expires 4-19-87

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
ANDY LEE RUSSELL

MARIETTA G. RUSSELL

TO
SCOTT D. J. ECKERT

RHONDA L. ECKERT

Saturn & Mazer, Attorneys
Row 1
Box 7

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

RECEIVED OF _____

FOR _____

BOOK 6914 PAGE 643

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

5985[illegible]8- CA.IT.
165.20 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 171.70-
G078A07/11/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19529

IDENTIFICATION REFERENCE

Jul 11 12 23 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 269478