BOOK 6969 PAGE 586 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,000.00

Charles Lee Wiggins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August, 19 86.

Notary Public

MY COMMISSION EXPIRES: November 1, 1987

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co.,, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Lee Wiggins (NAME)	Meritor Mortgage Corporation East (NAME)	150-01
2705 Whorley Court (STREET ADDRESS OR ROUTE NUMBER)	1100 Kermit Drive, Suite 23 (STREET ADDRESS)	90
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37217 (CITY) (STATE) (ZIP)	2D 41693

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, Kenneth F. Ledbetter, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles Lee Wiggins and wife, Mary Ann Wiggins

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. 251 on the Plan of Edge-O-Lake Subdivision, Section III, of record in Book 3600, Page 82, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Kenneth F. Ledbetter, unmarried by deed from Ben T. Tittsworth et ux Barbara J. Tittsworth, of record in Book 6109, Page 906, Register's Office for Davidson County, Tennessee.

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

3878 IDENTIFT REFERENCE

SEP 4 3 21 PM '86 FELIX Z. WILKINS REGISTER DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 2705 Whorley Court, 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 my hand this 29th day of August, 19 86

Kenneth F. Ledbetter

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 Kenneth F. Ledbetter

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

Witness my hand and official seal at Antioch, Tennessee, this 29th day of August, 19 86.

Commission Expires November 1, 1987

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____.

Commission Expires ____ Notary Public

WARRANTY DEED

FROM

Kenneth F. Ledbetter

TO

Charles Lee Wiggins and wife, Mary ~~Ann Wiggins~~

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

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
			85000.00- CAMT.	
			238.00 CSTAX	
			.50 PRFEE	
			6.00 WDFEE	
			CHECK 244.50-	
			8803A09/04/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3878 8

IDENTIF. REFERENCE

SEP 4 3 21 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 291103