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Title 30

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 92500.00

Subscribed and sworn to before me, this the 04 day of September 19 86

My commission expires: July 18, 1987 (Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Walton Mall, Suite One, 114 Walton Ferry Road, Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO: Mortgagee:
Ray Emmett	SECURITY FINANCIAL & MORTGAGE CORPORATION
2391 Crocker Springs Road	1611 Des Peres Road, Suite 320
Goodlettsville, Tennessee 37072	St. Louis, Missouri 63131
STREET ADDRESS / CITY / STATE / ZIP	STREET ADDRESS / CITY / STATE / ZIP
MAP & PARCEL NO.	023-00-0 PARCEL 14.00 FB#10D 15070

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Charles D. Cook and wife, Joan Marie Cook

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Ray Emmett and wife, Shelley Renee Emmett

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Land in the 10th Civil District of Davidson County, Tennessee, described according to a survey made by John B. Kohl, III, Registered Land Surveyor, dated May 20, 1980 as follows:

Beginning in the center of Crocker Springs Road at the southwest corner of Lot Number 1, Plan of Charles Cook Subdivision of record in Book 5210 at page 107, Register's Office for said County: thence south 74 deg. 00 min. west 677 feet; thence north 17 deg 06 min. west 253.04 feet; thence south 74 deg. 15 min. west 1303.5 feet; thence south 26 deg. 00 min. east 314.7 feet; thence north 65 deg. 00 min. east 523.87 feet; thence north 72 deg. 00 min. east 231 feet; thence north 86 deg. 15 min. east 330 feet; thence north 74 deg. 00 min. east 874.5 feet to the center of said Crocker Springs Road; thence with the centerline of said road north 30 deg. 00 min. west 51.5 feet to the beginning, containing 7.40 acres more or less.

Together with a Joint Driveway Agreement executed by William Robert Brown and wife, Suzanne C. Brown and Charles D. Cook and wife, Joan Marie Cook, as of record in Book 5531 at page 88, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Charles D. Cook and wife, Joan Marie Cook by deed recorded in Book 4319 at page 763, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1986 and subsequent years and easements of record.

43491

IDENTIFICATION

SEP 18 9 34 AM '86

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

THIS IS 37072 IMPROVED PROPERTY KNOWN AS 2391 Crocker Springs Road, Goodlettsville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 04 day of September 19 86

Charles D. Cook

Joan Marie Cook

State of Tennessee
County of Sumner

On this 04 day of September, 19 86, before me personally appeared Charles D. Cook and wife, Joan Marie Cook to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:
July 18, 1987

Notary Public
Ruth M. Foran

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.

Walton Mall, Suite One
114 Walton Ferry Road
Hendersonville, TN 37075

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

92500.00- CAMT,
259.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 265.60-
3665A09/18/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4349 I

IDENTIFICATION REFERENCE

SEP 18 9 35 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 296343