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FILE BOX 3

FORM NO. MD-1

Prepared by: Edward Seldon, Atty
1187 Volker Blvd
Nashville TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF September, 19 86

Notary Public

MY COMMISSION EXPIRES: 2-28-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sylvanye L. Sharpe (NAME)	Republic Mortgage, Inc. (NAME)	33-16
504 Macfie Court (STREET ADDRESS OR ROUTE NUMBER)	One Maryland Farms, Suite 101 (STREET ADDRESS)	202
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	11D-41678

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, Apple Valley Associates, a Joint Venture composed of William L. Reed and Charles C. Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sylvanye L. Sharpe, unmarried

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. 184-B, Zone Lot Division of all lots of Phase One, Cedar Bluff Subdivision, of record in Plat Book 6250, page 836 and 837, amending Plat Book 6250, page 827, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Apple Valley Associates, a joint venture composed of Charles C. Brown and William L. Reed by deed from Aberdeen Properties, Inc. of record in Book 6185, page 756, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, buildling restrictions and setback lines, if any, easements and rights-of-way for public utilities.

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

This conveyance is subject to Restrictive Covenants of record in Plat Book 6250, pages 836 and 837, and Plat Book 6250, page 827, Register's Office for said County.

4514

IDENTIFICATION REFERENCE

SEP 23 8 46 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 504 Macfie Court, Madison, Tennessee 37115
(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 15th day of September, 19 86

APPLE VALLEY ASSOCIATES

BY: Wm L Reed Charles C. Brown

William L. Reed, partner Charles C. Brown, partner

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___

Commission expires _____

_____
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
Apple Valley Associates

TO
Sylvanye L. Sharpe

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public, of the State and County aforesaid, personally appeared Charles C. Brown and William L. Reed with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be partners of Apple Valley Associates, a joint venture the within named bargainor, a partnership, and that they as such partners executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by themselves as partners.

Witness my hand and seal, this 15th day of September, 1986.

Notary Public Zena C. Pei

My Commission Expires: 7-18-87

ZENA C. PEI NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
			62800.00-	CAMT.
			175.81	CSTAX
	VB		175.81-	CSTAX
			175.84	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	182.34-
			5422A09/23/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45141

IDENTIFICATION REFERENCE

SEP 23 8 46 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 298160