B047

BOOK 6989 PAGE 688 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$58,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF September, 19 86

Notary Public

MY COMMISSION EXPIRES: 1-15-89

(AFFIX SEAL)

File # 19673
Loan # 15788

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
EWING P. GARMON (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 15-15
825 Netherlands Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	PAR 23
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	4D-91323

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, JOHNNIE BOND & ASSOCIATES, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EWING P. GARMON and wife SHERRY L. GARMON, and TERRY W. SANGSTER

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. 33A Zone Lot Division of Meadows of Tulip Grove, Section 2, as of record in Plat Book 6900, Page 28, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
SAID Lot No. 33A fronts 30.09 feet on the southerly side of Netherlands Drive, and extends back 437.35 feet along the easterly line and 422.72 feet along the westerly line to a rear line measuring 59.26 feet thereon.

45948

IDENTIFICATION REFERENCE

SEP 24 2 58 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Being the same property conveyed to Johnnie Bond and Associates, Inc. by deed from Cumberland Builders, Inc. as of record in Book , Page , Register's Office for Davidson County, Tennessee.

Quitclaim

This is unimproved X ( ) improved ( ) property, known as 825 Netherlands Drive, Hermitage, TN 37076
(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 10th day of September, 1986

JOHNNIE BOND & ASSOCIATES, INC.

By: Johnnie Bond
President

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STATE OF TENNESSEE
Davidson County

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, (or proved to me on the basis of satisfactory evidence) 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____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared Johnnie Bond

_____

_____

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 President _____of the JOHNNIE BOND & ASSOCIATES, INC. a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President

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

_____Notary Public

Commission Expires 4-19-87

WARRANTY DEED

FROM
JOHNNIE BOND & ASSOCIATES, INC.

TO
EWING P. GARMON

SHERRY L. GARMON

Saturn & Mazer, Attorneys
Row 1
Box 7

Recorded on: [illegible]

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

58000.CO- CAMT.
162.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 168.90
6330A09/24/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45948.

IDENTIFICATION REFERENCE

SEP 24 2 58 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 299050