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Boy 7

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$35,000.00 Margaret Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF October 19 86

Notary Public

MY COMMISSION EXPIRES: 4-15-87
(AFFIX SEAL)

File # 19709
Loan # 117712-5

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
LARRY GENE UPCHURCH (NAME)	CityFed Mortgage Company (NAME)	MAP 60-12
112 Hart Lane (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	PAR 125
Nashville, TN 37207 (CITY) (STATE) (P.O. ZIP)	Somerset, New Jersey 08873 (CITY) (STATE) (ZIP)	12DZ-07705

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, NATHANIEL E. MCDOWELL, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY GENE UPCHURCH, 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:

LAND in Davidson County, Tennessee, being part of Lot No. 104 on the Plan of Capitol View Subdivision, as of record in Book 974, Page 53, Register's Office for Davidson County, Tennessee, is described as follows:
BEGINNING on the southerly margin of Hart Lane, as widened, in the easterly margin of a 20 foot alley, as shown on siad plan; thence with the easterly margin of said alley south 2 deg. 30' east 250 feet; thence south 83 deg. 15' east 54 feet; thence northwardly 250.1 feet to the southerly margin of said Hart Lane, as widened; thence with same north 84 deg. 30' west 59 feet to the beginning.

BEING the same property conveyed to Nathaniel E. McDowell, Unmarried by deed from Roy S. Bishop and wife, Irene Hangrove Biship as of record in Book 4546, Page 470, Register's Office for Davidson County, Tennessee.

5 6 7 5 4

IDENTIFICATION REFERENCE

Oct 27 12 57 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved (X) improved ( ) property, known as 112 Hart Lane, Nashville, TN 37207
(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 his hand this 3rd day of October, 19 86

NATHANIEL E. MCDOWELL Nathaniel E. McDowell

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named NATHANIEL E. MCDOWELL, Unmarried

the bargainor s, 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 3rd day of October, 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
NATHANIEL E. MCDOWELL

TO
LARRY GENE UPCHURCH

Saturn & Mazer, Attorneys
Row 1
Box 7

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

RECEIVED OF _____

FOR _____

BOOK 7020 PAGE 761

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

350[illegible].00- CAMT.
90.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 104.50-
8650A10/27/86 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 6 7. 5 4

IDENTIFI REFERENCE

OCT 27 12 57 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 04798