FILE BOX "7" FILE NO. 20161

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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 80,408.05

Anita Drake
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th DAY OF NOVEMBER, 1986.

Carol S. Davis
Notary Public

MY COMMISSION EXPIRES: 6/10/89
(AFFIX SEAL)

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
JOHN R. MacDONALD et ux	LINCOLN SERVICE CORPORATION	98-1-86
303 Cornell Drive (NAME)	P. O. Box 989 (NAME)	4D-51222
Battle Creek, Michigan 49017 (STREET ADDRESS OR ROUTE NUMBER)	Owensboro, Kentucky 42302-0989 (STREET ADDRESS)	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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 MICHAEL JOHN MacDONALD and wife, SHANNON LEE MacDONALD,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN R. MacDONALD and wife, HATTIE NOVELLA MacDONALD,

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. 88 on the Plan of Roxborough Subdivision as of record in Book 5200, page 63, Register's Office for Davidson County, Tennessee.

SAID Lot No. 88 fronts 75.40 feet on the southerly margin of Roxborough Drive and extends back 316.34 feet on the easterly line and 276.29 feet on the westerly line to a dead line in the rear measuring 131.30 feet thereon.

BEING the same property conveyed to Michael John MacDonald and wife, Shannon Lee MacDonald by deed from Randall Phillips Builders, Inc., of record in Book 6038, page 106, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to COMMERCE UNION BANK, of record in Book 6038, page 108, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH LINCOLN SERVICE CORPORATION.

CHECK

This is unimproved ( ) improved (XX) property, known as 5117 Roxborough Drive, Hermitage, Tennessee 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 our hand s this 18th day of November, 19 86

X Michael John MacDonald
MICHAEL JOHN MacDONALD

X Shannon Lee MacDonald
SHANNON LEE MacDONALD

11/21 231.92

817

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 MICHAEL JOHN MacDONALD and wife, SHANNON LEE MacDONALD,

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 18th day of November, 1986

Notary Public

Commission Expires 1-10-89

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

TO

6 5 7 4 2

IDENTIFICATION REFERENCE

Nov 21 10 20 AM '86

FELIX Z. WILSON ET REGISTER
DAVIDSON COUNTY, TN

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
			80408.00- CAPT.	
			225.12 CSTAX	
			.50 PRFEE	
			6.00 WDE 2	
			CHECK 231.62-	
			0017A 11/21/86 DAL .70	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6574 2

IDENTIFICATION REFERENCE

Nov 21 10 20 AM '86

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 14716