STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,202.60

David S. Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF December 1986

Larry L. Westbrook
Notary Public

MY COMMISSION EXPIRES: June 5, 1989

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
David S. Wilson (NAME)	City Federal Savings Bank (NAME)	MAP 75-7
508 Dutchman's Drive (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	parcel 142
Hermitage, Tn 37076 (CITY) (STATE) (P. O. ZIP)	Somerset, New Jersey 08873 (CITY) (STATE) (ZIP)	4D-5706

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, William C. Guin and wife, Meta O. Guin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David S. Wilson and wife, Melinda B. Wilson

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. 389, on the Plan of Highlands of Tulip Grove, Section 3, which is of record in Book 4675, page 140, Register's Office for Davidson County, Tennessee.

Beginning at a point on the easterly margin of Dutchman's Drive, said point the common front corner of Lots 389 and 390; thence with the line between said lots in an easterly direction a distance of 115.97 feet to a point in the westerly margin of Lot No. 388; thence with the same in a northeasterly direction a distance of 107.55 feet to a point in the southerly margin of Netherlands Drive; thence with the same in westerly direction 110.66 feet to the beginning of a curve; thence around said curve to the left which has a radius of 25.00 feet a distance of 39.27 feet to a concrete monument in the easterly margin of Dutchman's Drive; thence with the same in a southerly direction 79.92 feet to the point of beginning.

Being the same property conveyed to William C. Guin and wife, Meta O. Guin by deed from Catherine D. Bivens Wedekind and husband, Howard W. Wedekind of record in Book 6941, page 466, 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 of record in Book 6941, page 469, 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 said grantees.

This is unimproved ( ) improved (XX) property, known as 508 Dutchman's 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~~ hand s this 10 day of November, 1986

William C. Guin — Meta O. Guin

William C. Guin — Meta O. Guin

STATE OF TENNESSEE
Davidson County

BOOK 7072 PAGE 359

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William C. Guin and Meta O. Guin

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 20 day of November 19 86.

Commission expires 6-5-89

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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

TO

RETURN TO:
LANDSEN ROSS & LEWIS
FIRST AMERICAN CENTER
NASHVILLE, TN

Dec 17 12 46 PM '86

73939

JEANNIE FEFFERENCE

Compliments of
Chicago Title Insurance Company
First Floor – First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37208

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

RECEIVED OF _____

FOR _____

BOOK 7072 PAGE 360

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

[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

73939

IDENTIFICATION REFERENCE

Dec 17 12 47 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 23950