FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000

E. Mark Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF December, 1986

Notary Public

MY COMMISSION EXPIRES: My Commission Expires July 17, 1988
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JAMES A. CARNEY, ATTORNEY, 905 STAHLMAN BLDG., NASHVILLE, TN 37201
NAME ADDRESS

The Name & Address of a Property Owner:	The Name & Address of Mortgagee:	MAP-PARCEL NUMBERS
E. Mark Turner	Watchover Mortgage Company	Map 96-10
908 Woodland Street	P. O. Box 3174	Parcel 1
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37206	Winston-Salem, North Carolina 27102	3DZ 57850
(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, Boyd A. Simmons and wife, Ethel B. Simmons,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO E. Mark Turner,

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. 44 on the Plan of Donelson Heights as of record in Book 1424, Page 35, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Boyd A. Simmons and wife, Ethel B. Simmons, by deed from Jimmy R. Hunter and wife, Shirley B. Hunter, of record in Book 5819, Page 137, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a Deed of Trust of record in Book 5084, Page 820, Register's Office for Davidson County, Tennessee.

All sums of money held in escrow by Watchover Mortgage Company is herewith transferred to Buyer.

90888

IDENTIFI REFERENCE

FEB 5 11 16 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

unimproved ( )
This is improved (XX) property, known as 2819 (House Number) Surrey Road (Street) Nashville, TN (P. O. Address) 37214 (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 hands this 29th day of December, 1986

Boyd A. Simmons
BOYD A. SIMMONS

Ethel B. Simmons
ETHEL B. SIMMONS

BOOK 7128 PAGE 752

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Boyd A. Simmons and Ethel B. Simmons,

the bargainer 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 29 day of December, 19 86.

Commission Expires My Commission Expires July 17, 1989

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

BOYD A. SIMMONS, et ux

TO

E. MARK TURNER

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

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

RECEIVED OF _____

FOR _____

BOOK 7128 PAGE 753

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

40000.00- CAMT.
112.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 118.50-
CHECK/CASH PAID BY BANK .00

RECEIPT IS NOT VALID UNTIL PAID

90888

IDENTIFICATION REFERENCE

FEB 5 11 16 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 42625