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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF February, 1987

Notary Public

MY COMMISSION EXPIRES: 11-12-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Lane A. Garner (NAME)	Atlantic Coast Mortgage Company (NAME)	142-2-227
7452 Harness Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive Suite 100/210 (STREET ADDRESS)	9D04995
Nashville, TN 37221 (CITY) (STATE) (P.O.ZIP)	Fairfax, Virginia 22030 (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, Virginia Sue Marable McDow, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lane A. Garner

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. 254 on the plan of Cross Timbers, Section 5, of record in Book 4175, page 115, Register's Office for said County.

Said Lot No. 254 fronts 85 feet on the northerly margin of Harness Drive and extends back 176.9 feet on the easterly line and 177.00 feet on the westerly line to a dead line in the rear, measuring 85 feet thereon.

Being the same property conveyed to Robert Simpson McDow, III. and wife, Virginia Sue McDow by deed from James E. Patterson and wife, Evelyn Patterson of record in Book 4624, page 508, Register's Office for Davidson County, Tennessee. The said Robert Simpson McDow, III. and Virginia Sue McDow having since divorced and by Final Decree Case No. 87769, Fourth Circuit Court for Davidson County, Tennessee, the property was vested in Virginia Sue Marable McDow. Said Decree is of record in Book 5229, page 563, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 4408, page 761, said Register's Office, and to the matters set forth in the above referenced plan of record.

9 8 6 2 3

IDENTIFICATION REFERENCE

This is unimproved ( ) unimproved (XX) property, know as 7452 Harness Drive, Nashville, TN 37221
(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 my hand this 23rd day of February, 1987

Virginia Sue Marable McDow

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 Virginia Sue Marable McDow, unmarried

the bargainor_____, with whom I am personally acquainted, * and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville _____, Tennessee, this 23rd day of February

Commission expires 4-12-89

Notary Public

* or proved to me on the basis of satisfactory evidence.

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and_____respectively of the_____ the within named bargainor, a corporation, and that (he) as such_____ (they)

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

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

FROM

Virginia Sue Marable McDow, unmarried

TO

Lane A. Garner

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

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

[illegible] PAID
[illegible] [illegible]
.00 [illegible]
0.00 [illegible]
CHECK 830.68-
[illegible] DAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.8.6 2 3

IDENTIFICATION REFERENCE

Mar 2 8 55 AM '87

[illegible]
DAVIDSON COUNTY

No. 51198