NAME & ADDRESS OF NEW OWNER:	MAIL TAX NOTICES TO:	MAP/PARCEL #
Mr. & Mrs. Billy B. Harrell 308 Marthonna Road East Madison, TN 37115	Nationwide Lending Group 1125 Troup Street Augusta, GA 30904	Map 42-15 Parcel 64

Prepared By: Thomas J. Haynes, Attorney, 117 N. Maple St., Murfreesboro, TN

WARRANTY DEED BOOK 7216 PAGE 673

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, CALLIE MILDRED SEIFERT (widow), has this day bargained and sold and by these presents does hereby transfer and convey unto BILLY B. HARRELL and wife, ZELMA L. HARRELL, as tenants by the entirety, their heirs and assigns forever, certain real estate located in Davidson County, Tennessee, more particularly described as follows, to-wit:

> Being Lots Nos. 180 to 187, both inclusive, of Block "B", on the Map of Marthonna not of record, and described as follows:
>
> Beginning at a point in the westerly margin of Ezell Road East at the common corner of Lots Nos. 179 and 180; thence with the line between said lots, westerly 422.5 feet to a point, a corner of said lots and of Lots 59 and 58; thence along the rear or west line of Lots Nos. 180 to 187, both inclusive, northerly and parallel to the westerly margin of Ezell Road East 200 feet to the corner of Lots Nos 187 and 188, 50 and 51; thence with the line between Lots Nos. 187 and 188, easterly 422.5 feet to the westerly margin of Ezell Road East; thence with the westerly margin of same, southerly 200 feet to the point of beginning.
>
> Being the same property conyeyed to Callie Mildred Seifert by deed of record in Deed Book 6020, page 414, of the Register's Office for Davidson County, Tennessee.
>
> Said conveyance is made subject to Restrictive Covenants of record in Deed Book 1133, page 313 as amended in Deed Book 1140, page 99, of the Register's Office for Davidson County, Tennessee.
>
> This is improved property located at 308 Marthonna Road East, Madison, TN 37115.

TO HAVE AND TO HOLD the said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said grantees, their heirs and assigns, forever.

The undersigned covenants with the said grantees that they are lawfully seized and possessed of said real estate, that they have a good and lawful right to convey the same, and that said real estate is unencumbered except for the lien of the 1987 Davidson County property taxes, which taxes are being prorated.

The undersigned further covenants and binds herself, her heirs and representatives, forever to warrant and defend the title to the said real estate unto the said grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed this the 23rd day of April, 1987.

Callie Mildred Seifert

CALLIE MILDRED SEIFERT

BOOK 7216 PAGE 674

STATE OF TENNESSEE]
ss.
COUNTY OF RUTHERFORD]

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named CALLIE MILDRED SEIFERT, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged that she executed the within and foregoing (WARRANTY DEED) instrument for the purposes therein contained.

Witness my hand and official seal at Murfreesboro, this the 23rd day of April, 1987.

Notary Public

My Commission Expires: October 14, 1989

STATE OF TENNESSEE]
ss.
COUNTY OF RUTHERFORD]

I hereby swear or affirm that the actual consideration for this transfer, or value of the property transferred, whichever is greater, is $75,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Billy B. Hawes
Affiant

Sworn to and subscribed before me this the 23rd day of April, 1987.

Notary Public

My Commission Expires: October 14, 1989

NOTARY PUBLIC AT LARGE

19499

IDENTIFICATION REFERENCE

APR 28 11 17 AM '87

FELIX Z. WILSON II 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

75000.00- CAMT.
210.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 316.50-
9046A04/20/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19499

IDENTIFICATION REFERENCE

APR 28 11 17 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 74562