BOOK 7249 PAGE 451

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$208,661.00

(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF May, 19 87

(Notary Public)

MY COMMISSION EXPIRES: 9/11/90

(AFFIX SEAL)

File # 21564
Loan # 844188671

Box 7

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
FRANK M. CALAGUIRE	First Southern Federal Savings & Loan Association	MAP 131-7-A
(NAME)	(NAME)	
205 Old Williamsburg Court	P. O. Box 5740	PAR 34CO
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37215	Dothan, Alabama 36302	16 DA 40132
(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 SCRUGGS HOMEBUILDERS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK M. CALAGUIRE and wife, JUDITH M. CALAGUIRE

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. 34 on the Plan of Phase 2, Revision of Lots 35 and 34, Hillsborough Place, as of record in Book 6200, page 67, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to scruggs Homebuilders, Inc., by deed from Robert L. Bomar, Jr. and wife, Joan Hall Bomar, of record in Book 7040, page 852, Register's Office for Davidson County, Tennessee.

IDENTIFICATION REFERENCE

30096

MAY 27 3 33 PM '87

PEGGY Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) X
This is improved ( ) property, known as 205 Old Williamsburg Court, Nashville, Tn. 37215
(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 20th day of May, 19 87

Scruggs Home Builders, Inc.

By: Robert L. Scruggs, Pres.

BOOK 7249 PAGE 452

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared Robert C. Scruggs

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 President of the SCRUGGS HOMEBUILDERS, INC. a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at Nashville Tennessee, this 20th day of May, 1987.

Notary Public

Commission Expires 9/11/90

NOTARY PUBLIC DAVIDSON CO.

WARRANTY DEED

FROM

SCRUGGS HOMEBUILDERS, INC.

TO

FRANK M. CALAGUIRE

JUDITH M. CALAGUIRE

Saturn & Mazer, Attorneys
Row 1
Box 7

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

RECEIVED OF _____

FOR _____

BOOK 7249 PAGE 453

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
			208601.00- CAMT.	
			584.36 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 590.86-	
2001A05/27/87			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30096

IDENTIFICATION REFERENCE

MAY 27 3 38 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 86457