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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 $62,000.00

Brian H. Thomason
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF May, 19 87

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Sept. 11, 1990
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Brian H. Thomason	Mortgage Corporation of the South	MAP 76-5
(NAME)	(NAME)	
716 Hidden Hills Drive	2119 6th Avenue North	PARCEL 13
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tennessee 37076	Birmingham, Alabama 35203	4D-68256
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Stephen B. Springgate and wife, Jody V. Springgate

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brian H. Thomason and wife, Cynthia L. Thomason

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. 12 on the Plan of Hidden Hill, of record in Book 4860, page 43, Register's Office for said County.

Said Lot No. 12 fronts 90.0 feet on the northerly margin of Hidden Hill Drive and extends back between parallel lines, 140.0 feet to a dead line.

Being the same property conveyed to Stephen B. Springgate and wife, Jody V. Springgate by deed from Marion Thurman Builders, a sole proprietorship of record in Book 5712, page 786, Register's Office Davidson County, Tennessee.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 4938, page 337 Register's Office for said County.

FILED & RECORDED
DAVIDSON COUNTY, TN
MAY 29 10 11 AM '87

IDENTIFICATION REFERENCE

30626

unimproved ( ) This is improved (X) property, known as 716 Hidden Hills Drive, Hermitage, Tennessee 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 our hand s this 27th day of May, 19 87

Stephen B. Springgate

Jody V. Springgate

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen B. Springate and wife, Jody V. Springate

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of May,

Commission expires My Commission Expires Sept. 11, 1990

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

Stephen B. Springate and wife,

Jody V. Springate

TO

Brian H. Thomason and wife,

Cynthia L. Thomason

RETURN TO:

CUMBERLAND TITLE COMPANY, INC.
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY - AT - LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			62000.00- CAMT.	
			173.60 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 190.10-	
			2620A05/29/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30626

IDENTIFICATION REFERENCE

MAY 29 8 14 AM '87

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 87056