BOOK 7290 PAGE 973

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,500.00

I Sharon Neel
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF July 19 87

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Montgomery & Associates One Burton Hills Blvd., S-220, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Neel (NAME)	Atlantic Coast Mortgage Company (NAME)	148-08-0
869 Oakwood Terrace (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	082.00
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	02DU 23251

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, Hollis Gene Guthrie and his wife, Daphne C. Guthrie

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Neel and wife Sharon Neel and Raymond M. Bakomenko

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. 78 on the Plan of Oakwood Terrace, Section I, as of record in Book 4460, page 54 and 55, 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 Hollis Gene Guthrie by quitclaim deed from Hollis Gene Guthrie and wife, Sandra Naron Guthrie of record in Book 5393, Page 478, Register's Office, Davidson County, Tennessee.

Daphne C. Guthrie herein joins to convey any and all right and interest she may have; especially her marital rights.

Subject to restrictions of record in Book 4559, page 72 said Register's Office.

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

4 3 8 1 9

IDENTIFICATION REFERENCE

JUL 8 11 14 AM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 869 Oakwood Terrace, Antioch, TN 37013
(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 his hand this 1st day of July, 19 87

Hollis Gene Guthrie

X Daphne C. Guthrie

Daphne C. Guthrie

STATE OF TENNESSEE
Davidson County

BOOK 7290 PAGE 974

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hollis Gene Guthrie and Daphne C. Guthrie /wife,

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 1st day of July, 19 87

Commission expires 10/1/87

T. Eddie Moore
Notary Public

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 / they) as such _____ 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

WARRANTY DEED

FROM
Hollis Gene Guthrie

TO
John Neel and wife, Sharon
Neel and Raymond M. Bakomenko

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

RECEIVED OF _____

FOR BOOK 7290 PAGE 975

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
			62500.00- CAMI.	
			175.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 181.50-	
7633A07/08/87			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.38 19

IDENTIFI REFERENCE

JUL 8 11 14 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 101854