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File Box #4
#87-8-26

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,615.39

Carl Anthony Febles
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF September, 19 87.

Notary Public

MY COMMISSION EXPIRES: February 19, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 1 Church St. Bldg. Suite 500, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CARL ANTHONY FEBLES (NAME)	The Lomas & Nettleton Company (NAME)	Map 86-14A
126 Thistle Lane (STREET ADDRESS OR ROUTE NUMBER)	2001 Bryan Tower (STREET ADDRESS)	Parcel 126
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Dallas, Texas 75201 (CITY) (STATE) (ZIP)	FB# 4D 8694

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, ANDREW B. CULBREATH and wife, CYNTHIA J. CULBREATH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CARL ANTHONY FEBLES and wife, AMY Y. FEBLES

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 Unit 126 on the Plan of Hermitage Meadows Subdivision, Stage One, of record in Book 5200, Page 507, Register's Office for said County, to which said plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Andrew B. Culbreath and wife, Cynthia J. Culbreath, by Deed from Thomas W. Grumke and wife, Jane Barry-Grumke, of record in Book 6267, Page 677, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 6034, Page 365, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

AS part of the above consideration, the Grantee(s) herein assume and agree to pay the unpaid balance owing on a certain Note executed by Andrew B. Culbreath and wife, Cynthia J. Culbreath to Sears Mortgage Corporation in the original principal amount of $ 54,250.00, of record in Book 6934, Page 310, Register's Office for Davidson County, Tennessee and re-recorded in Book 6939, Page 172, Register's Office for Davidson County, Tennessee.

SEP 3 1 43 PM '87
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

This is improved (X) unimproved ( ) property, known as 126 Thistle Lane, 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 hands this 2nd day of September, 19 87

ANDREW B. CULBREATH

CYNTHIA J. CULBREATH

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Peter Weiss a Notary Public in and for said County and State, the within named ~~ANDREW B. CULBREATH~~ and wife, CYNTHIA J. CULBREATH

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

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of September, 1987.

Commission Expires February 19, 1988

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

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

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

Commission Expires _____

Notary Public

WARRANTY DEED

FROM
ANDREW B. CULBREATH and wife,
CYNTHIA J. CULBREATH

TO
CARL ANTHONY FEBLES and wife, AMY Y. FEBLES

FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201

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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

57615.00- CAMT.
161.00 C TAX
.50 PRFEE
6.00 MORTG
CHECK 167.50-
9290A09/03/87 PM .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

62406

IDENTIFICATION REFERENCE

SEP 3 1 43 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 13043