FILE BOX "7" FILE NO. 22614 BOOK 7435 PAGE 778 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,565.01

Wanda F. Branch
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th DAY OF DECEMBER, 19 87

Notary Public

MY COMMISSION EXPIRES: 4-12-89
(AFFIX SEAL)

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
WANDA BRANCH et al (NAME)	METROPOLITAN FEDERAL SAVINGS & LOAN (NAME)	147-3-A
204 Greer Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 995 (STREET ADDRESS)	73 CO
Franklin, TN. 37064 (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee 37202-0995 (CITY) (STATE) (ZIP)	6DU-80073

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, ROGER P. DiSILVESTRO and wife, TERRI L. DiSILVESTRO and HAL B. JOHNSON, and wife, DONA D. JOHNSON,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WANDA BRANCH and CHARLES DOUGLAS PATTON, Joint Tenants with rights of survivorship and not as tenants in common,

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:

UNIT E-7, of Harding Place Condominium created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6104, page 725, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Harding Place Condominium of record in Book 5200, page 571, said Register's Office, for a more complete identification and description of such unit.

BEING the same property conveyed to Roger P. DiSilvestro and Hal B. Johnson by deed from Harding Manor Associates, of record in Book 6105, page 441, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to HARDING MANOR ASSOCIATES, of record in Book 6105, page 445, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH METROPOLITAN FEDERAL SAVINGS & LOAN ASSOCIATION.

9345.8

IDENTIFICATION REFERENCE

DEC 28 1 09 PM '87

DAVIDSON COUNTY, TN

This is unimproved (or improved) property, known as 221 Harding Place - Unit #E-7, Nashville, Tennessee
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

3378 12/28/87 0301 CHECK 883.00

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 18th day of November, 19 87

× Roger P. DiSilvestro
ROGER P. DISILVESTRO

× Terri L. DiSilvestro
TERRI L. DISILVESTRO

× Hal B. Johnson
HAL B. JOHNSON

× Dona D. Johnson
DONA D. JOHNSON

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named ROGER P. DiSILVESTRO and wife, TERRI L. DiSILVESTRO and HAL B. JOHNSON and wife, DONA D. JOHNSON, 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 18th day of December, 1987.

Commission Expires 1-10-89

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____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

OFFICIAL RECEIPT

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

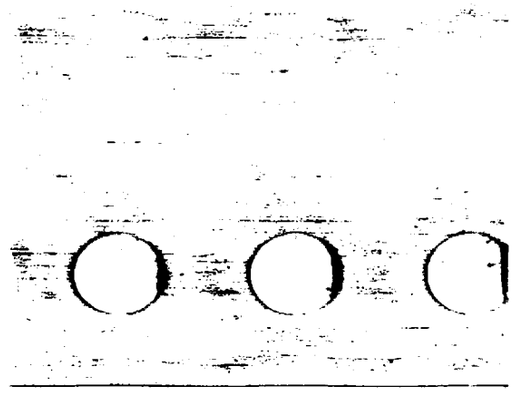
RECEIVED OF _____

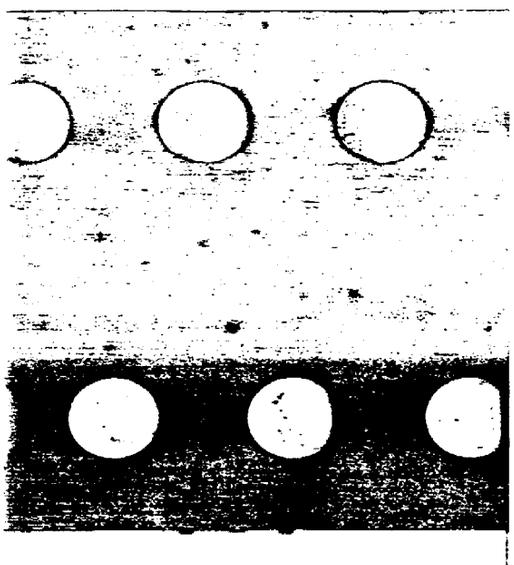
FOR _____

BOOK 7435 PAGE 780

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





CAMT 27565.01
CON TX 77.28
PRFEE 0.50
WDEED 6.00
TOTAL 83.78
CHECK 83.78

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/28/87 01 13:11 0001 3378

93458

IDENTIFICATION REFERENCE

DEC 28 1 09 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 48468