THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

BOOK 7438 PAGE 380

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Annie B. Seay (NAME)	First Tennessee Bank, N. A. (NAME)	Map 60-3
3111-A Brickdale Lane (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1000 Department 47 (STREET ADDRESS)	Parcel 152
Nashville, Tennessee 37207 (CITY) (STATE) (ZIP)	Memphis, Tennessee 38148 (CITY) (STATE) (ZIP)	12DZ-29759

FOR AND IN CONSIDERATION of the sum of FORTY EIGHT THOUSAND FOUR HUNDRED AND NO/100 -------

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Dollars,

Frank Harned, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Annie B. Seay, unmarried

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 5-A on the Plan of Zone Lot Division Lots 4, 5 and 6, Section I, Creekwood Estates, as of record in Plat Book 5200, page 439, amended in Book 6200, page 39, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Frank Harned, unmarried by deed from Paul Edward Wynn of record in Book 7246, page 843, Register's Office for Davidson County, Tennessee.

For and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain Trust Deed filed for record in the office of the Register of Deeds of Davidson County, Tennessee, in Book 6771, page 285, and note of even date thereby secured, payable to First Tennessee Bank, which debt the Grantee herein assumes and agrees to pay as part payment of the purchase price.

The Grantee further hereby assumes the obligations of Paul Edward Wynn under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

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

This instrument is prepared from information furnished by the parties, namely the said Grantor and Grantee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 48,400.00

Subscribed and sworn to before me this the 1st *day of* June *19* 87

Affiant

My commission Expires: July 17, 19[illegible]

(Affix Seal) *Notary Public*

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

unimproved ( )
This is improved ( ) property, known as 3111A Brickdale Lane, Nashville, TN 37207

(House Number) *(Street)* *P.O. Address* *(City or Town)*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 1st *day of* June *19* 87 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Frank Harned

Frank Harned, unmarried

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

142.02
0101 03 CHECK
12/30
4268

Personally appeared before me Byron L. Price, *a Notary Public in and for said County and State* Frank Harned, unmarried

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

Witness my hand and official seal at Nashville, *Tennessee, this* 18th *day of* June, *1987.*

My Commission Expires July 17, 1988

Commission expires _____ *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

Frank Harned

TO

Annie B. Seay

94219

IDENTIFICATION REFERENCE

DEC 30 11 54 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

CAMT	48400.00
CON TX	135.52
PRFEE	0.50
CAMT	6.00
ERR	CO
CAMT	6.00-
WIRE	6.00
TOTAL	142.02
CHECK	142.02

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/30/87 01 11:56 0001 4268

9. 4: 2: L 9.

IDENTIFICATION REFERENCE

DEC 30 11 54 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 49341