WARRANTY DEED

Prepared by: WILLIAM P. JONES, KELLY & JONES

Mail BOOK 7438 PAGE 421

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
SHIRLEY BUCKNER (NAME)	BANCPLUS MORTGAGE CORP. (NAME)	83-9-325
1415 Gartland Avenue (STREET ADDRESS OR ROUTE NUMBER)	Post Office Box 47524 (STREET ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (P.O. ZIP)	San Antonio, TX 78265-6016 (CITY) (STATE) (ZIP)	

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, LEE R. WATSON and wife, GLORIA J. WATSON,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SHIRLEY F. BUCKNER

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. 96 in the Subdivision of the A.V.S. Lindsley 29 acre tract, as of record in Book 57, Page 66, Register's Office for Davidson County, Tennessee.

SAID Lot fronts 50 feet on the north side of Gartland Avenue and runs back between parallel lines 150 feet to a 14 foot alley.

BEING the same property conveyed to grantor by deed of record in Book 7372, Page 620, Register's Office for Davidson County, Tennessee.

AS FURTHER CONSIDERATION for this conveyance, grantee has assumed and agrees to pay the remaining unpaid balance of a certain note which is secured by a deed of trust of record in Book 6095, Page 87, Register's Office for Davidson County, Tennessee, reference to which said instrument is here made for a more particular description of said note and the terms and conditions of said deed of trust, the obligations of which are assumed by grantee, SHIRLEY F. BUCKNER.

I, GLORIA J. WATSON, hereby enter into this Warranty Deed for the purpose of subjecting all of my interest, marital or otherwise, to the terms and provisions herein.

9 4 2 3 3

IDENTIFICATION REFERENCE

Dec 30 12 26 PM '87

FELIX A. MITCHELL REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1415 Gartland Avenue, Nashville, TN 37206
(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 convenant 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, except as of record and we do further convenant 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.

Prepared by
WILLIAM P. JONES
KELLY & JONES
ATTORNEYS AT LAW
HENDERSONVILLE,
TENNESSEE

Witness our hand s this 22nd day of December, 19 87

Lee R Watson
LEE R. WATSON

Gloria J Watson
GLORIA J. WATSON

STATE OF TENNESSEE
Sumner County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LEE R. WATSON and wife, GLORIA J. WATSON,

the bargainors, 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 Hendersonville, Tennessee, this 22nd day of December 19 87

Commission expires 8/13/88

Carolyn S. Crisler
Notary Public

STATE OF TENNESSEE
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

FORM 11-77

STATE OF TENNESSEE
County of Sumner

The actual consideration or value, whichever is greater, for this transfer is $ 48,500.00.

Shirley F. Buckner
Affiant

Subscribed and sworn to before me, this the 22nd day of December 19 87.

Carolyn S. Crisler
Notary Public

My commission expires 8/13/88

(AFFIX SEAL)

WARRANTY DEED

FROM

LEE R. WATSON

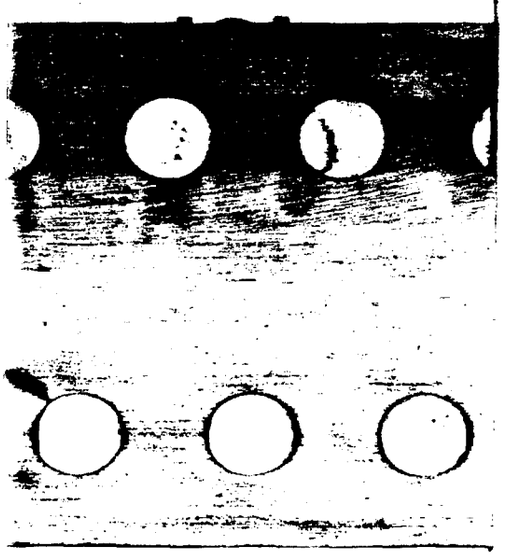
TO

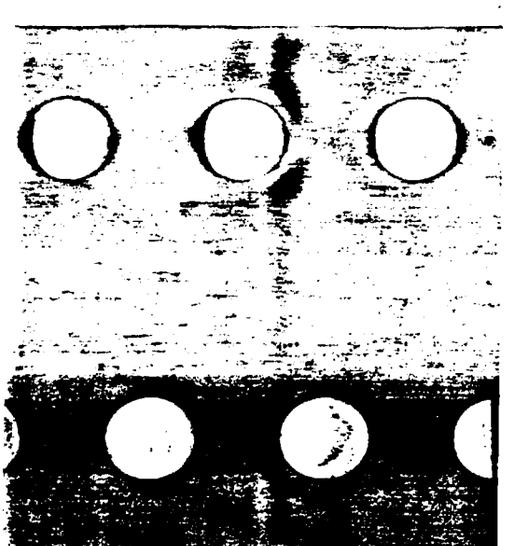
SHIRLEY F. BUCKNER

4283 12/30 0101 03CHECK 142.50

Prepared by:

WILLIAM P. JONES, KELLY & JONES
829 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
(615) 824-3703





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 48500.00
				CON TX 135.80
				PRFEE 0.50
				WDEED 6.00
				TOTAL 142.30
				CHECK 142.30
12/30/87	01			12:28 0001 4283

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94233

IDENTIFI REFERENCE

Dec 30 12 27 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 49356