File 47

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE:	MAP-PARCEL NUMBERS
JOHN D. SPEAKMAN ET UX	ATLANTIC COAST MORTGAGE COMPANY	15DZ 25300
(NAME)	(NAME)	
4716 Log Cabin Road	3975 University Drive, Suite 100/210	61-8-23
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37216	Fairfax, Virginia 22030	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7445 PAGE 106

For and in consideration of the sum of TEN AND 00/100 ---------- ($10.00) DOLLARS

cash in hand paid by the within named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged,

6402 01/07 0101 03CHECK 183.10

I, AARON BURR BOBBITT, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said JOHN D. SPEAKMAN AND WIFE, ELLEN L. SPEAKMAN

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, and being MORE PARTICULARLY DESCRIBED IN EXHIBIT "A" WHICH IS ATTACHED HERETO AND MADE A PART HEREOF AS FULLY AS IF COPIED HEREIN VERBATIM.

96043

IDENTIFICATION REFERENCE

JAN 7 11 22 AM '88

DAVIDSON COUNTY, TN

unimproved ( )
This is improved (xx) property, known as 4716 Log Cabin Road (House Number) (Street)
Nashville, Tennessee 37216
(P.O. Address) (City or Town) (Zip Code)

To have and to hold the said trade 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.

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 29th day of December, 19 87.

Aaron Burr Bobbitt Aaron Burr Bobbitt

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7445 PAGE 107

Personally appeared before me the undersigned, a Notary Public in and for said County and State AARON BURR BOBBITT, 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 seat at Madison, Tennessee, this 29th day of December, 19 87.

Notary Public

Commission expires 7-17-88

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 seat, at office in _____ this _____ day of _____, 19 ___.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $62,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 29th day of December, 19 87

My commission expires 7-17-88 Notary Public

RETURN TO:	This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE MADISON, TN 37115
Name	Address

WARRANTY DEED

FROM
AARON BURR BOBBITT, unmarried

TO
JOHN D. SPEAKMAN ET UX

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

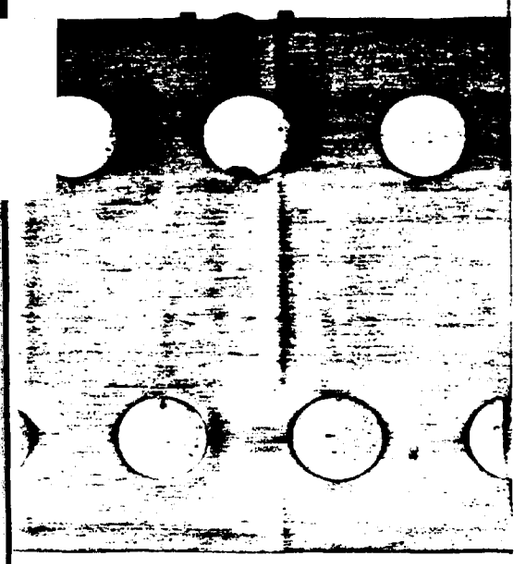
AREA CODE 615
TELEPHONE 865-4750

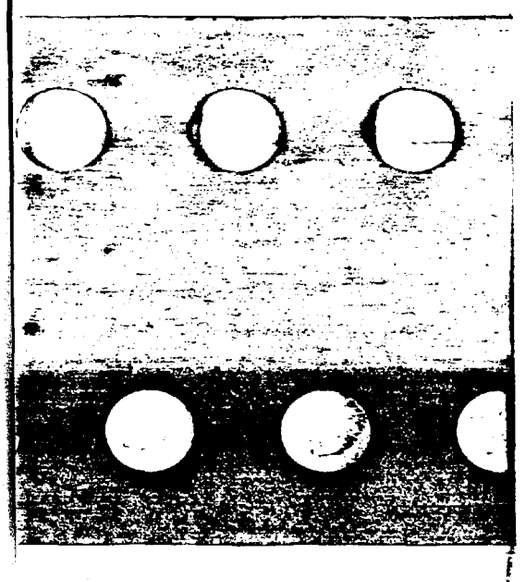
EXHIBIT "A"

Being land in the 11th, formerly the 18th, Civil District of Davidson County, Tennessee, lying in the forks of Haysboro Avenue and Log Cabin Road, as shown on the Plan of A. J. McGaughey's Second Haysboro Subdivision, as of record in Book 547, page 43, Register's Office of said County, the following described property is a part of a survey made by Lewis D. Justice, Surveyor, February 25, 1944, and is according to a survey made by Lewis D. Justice, Surveyor, September 13, 1946, and is a part of Lot No. 5 in the proposed subdivision of part of Lot No. 3, McGaughey's Haysboro Plan.
Beginning at the intersection of Haysboro Avenue and Log Cabin Road and running thence with the southerly margin of said Avenue a distance of 116.5' to a point; thence South a distance of 191' to a point intersecting the present boundary of Lot No. 5; thence West 97.5' to a point in the northerly margin of Log Cabin Road; and thence with the northerly margin of said Road, North 245' to the beginning.

Being the same property conveyed to Aaron Burr Bobbitt and wife, Lula H. Bobbitt by deed from Mrs. Viola D. Gourley, widow, of record in Book 1414, page 315; Register's Office for said County; the said Lula H. Bobbitt having since died.

Included in the above description but expressly excluded therefrom is the following described property conveyed by Aaron Burr Bobbitt and wife, Lula H. Bobbitt, to Hal L. Hix and wife, Gladys L. Hix, of record in Book 2037, page 497, Register's Office for said County, described as follows:
Beginning on the easterly margin of Log Cabin Road at the northwest corner of the property conveyed to Hal L. Hix and wife by deed from G.H. Balthrop and wife, of record in Book 1578, page 139, Register's Office for said County; thence with the line between lots Nos. 5 and 6, eastwardly 97.5 feet to the westerly line of the property conveyed to D. M. Huffines and wife by deed from Mrs. Viola D. Gourley of record in Book 1627, page 595, said Register's Office; thence with Huffines' westerly line, northwardly 5 feet; thence westwardly 97.5 feet to the easterly margin of Log Cabin Road; thence with said Road, southwardly 5 feet to the beginning.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7445 PAGE 109

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96043

IDENTIFT REFERENCE

JAN 7 11 22 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CAMT	62000.00
CON TX	173.60
PRFEE	0.50
WDEED	9.00
TOTAL	183.10
CHECK	183.10

1/07/88 01 11:25 0001 6402

No. 51421