Box 48

BOOK 7449 PAGE 831 FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 12th DAY OF January 19 88

Notary Public - Carolyn Dellis

MY COMMISSION EXPIRES: March 8, 1989

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
EAST END TITLE & ESCROW, INC. - 405 Two Mile Pike - Goodlettsville, Tennessee 37072

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE	MAP-PARCEL NUMBERS
CHARLEY SANFORD (NAME)	FIRST INVESTMENT COMPANY (NAME)	MAP 150-9
3024 MOSSDALE DRIVE (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 749 (STREET ADDRESS)	PARCEL 63
ANTIOCH, TN 37013 (CITY) (STATE) (P O ZIP)	COLUMBUS, OHIO 43216 (CITY) (STATE) (ZIP)	2D 74354

FOR AND 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, DAVID A. DUNCAN, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLEY SANFORD

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. 47A, Zone Lot Division of Lot Nos. 1, 2, 3, 4, 5, 6, 7, 8, 45, 46 and 47 on the Plan of Cherry Hills, Section II-A, which is of record in Plat Book 6250, page 233, amending Plat Book 5200, page 730, and Plat Book 6520, page 133, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said lot.

Being the same property conveyed to David A. Duncan by deed of record in Book 7036, page 156, Register's Office for Davidson County, Tennessee.

Grantee herein does hereby agree to assume the unpaid indebtedness which is of record in Book 6457, page 162, Register's Office for Davidson County, Tennessee, promises to pay the same and agrees to hold Grantor harmless therefrom.

9.7.7.5.2

IDENTIFICATION REFERENCE

JAN 15 11 00 AM '88

DAVIDSON COUNTY, TN

This is unimproved (XX) property, known as 3024 MOSSDALE DRIVE, ANTIOCH, TN 37013
(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 heir 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 covey 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 my hand this 12th day of January, 19 88

CHARLEY SANFORD

DAVID A. DUNCAN

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, ~~the undersigned~~, a Notary Public in and for said County and State, the within named ~~DAVID A. DUNCAN~~ AND CHARLEY SANFORD

the bargainor S, 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 ~~GOODLETTSVILLE~~, Tennessee, this ~~12th~~ day of January 19 88

Commission expires March 8, 1989

Carolyn Delffs
Notary Public

CAROLYN DELFFS NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE MY COMMISSION EXPIRES MARCH 8, 1989

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

WARRANTY DEED

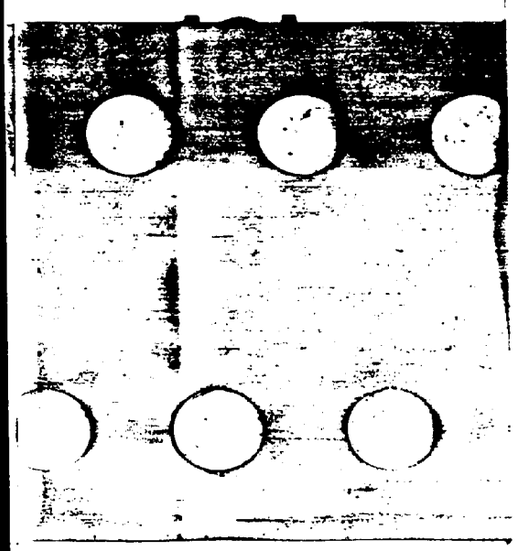
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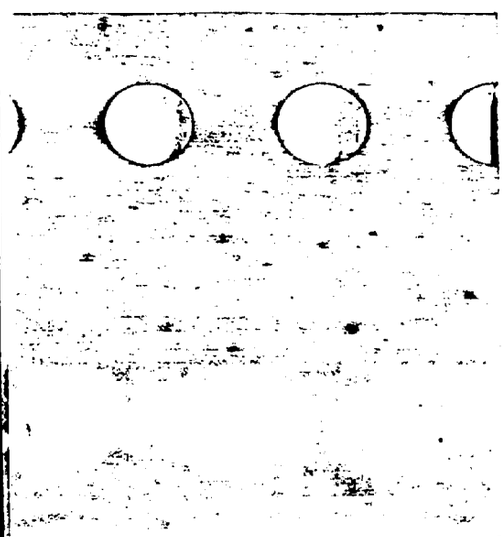
TO

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

8447 2/15 0:01 03HEDK 142.30





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7449 PAGE 833

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
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK	6.00
TOTAL	142.30
CHECK	142.30

01/15/88 01 11:05 0001 8447

9.7.7.5.2

IDENTIFICATION REFERENCE

JAN 15 11 00 AM '88

DAVIDSON COUNTY, TN

No. 53422