BOOK 7459 PAGE 181 File Box 24

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,367.51

James Randall Hamilton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January, 1988

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
James Randall Hamilton (NAME)	National Mortgage Company (NAME)	Map 76-1
516 Tulip Grove Road (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Par. 22
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	04D-06122

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. Cleamon W. Ray and Dan Cleamon Ray

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Randall Hamilton

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:

BEING Lot No. 5 on the Plan of Sunset Park, Section 1, of record in Book 4300, page 185, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Cleamon W. Ray and Dan Cleamon Ray, joint tenants with rights of survivorship, by deed from Richard L. Harris and wife, Dianne Harris of record in Book 6352, page 104, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assume and agree to pay the unpaid balance on the existing mortgage held by National Mortgage Company of record in Book 7227, page 429, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account and insurance to be transferred to Grantee.

THIS conveyance subject to Restrictive Covenants of record in Book 4639, page 264 and as amended in Book 4663, page 21, and such easements and setback lines of record in Book 4300, page 185, Register's Office for Davidson County, Tennessee.

Mary B. Ray and Detra Lynn Ray join in the execution of this instrument to convey whatever marital rights they may have.

unimproved ( )
This is improved (X) property, known as 516 Tulip Grove Road (House Number) (Street) Hermitage, TN 37076 (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 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 Whereever 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 27th day of January, 1988

Cleamon W. Ray — Mary B. Ray — Dan Cleamon Ray — Detra Lynn Ray

Cleamon W. Ray Mary B. Ray Dan Cleamon Ray Detra Lynn Ray

STATE OF TENNESSEE }
Davidson COUNTY }

BOOK 7459 PAGE 182

Personally appeared before me, Dan Cleamon Ray, Detra Lynn Ray, Cleamon W. Ray and Mary B. Ray
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~the y~~ executed the within instrument for the purposes therein contained. Witness my hand, at office, this 27th day of ~~January~~ 19 88.

My Commission Expires ~~5/13/89~~

Notary Public

(AFFIX SEAL)

STATE OF TENNESSEE }
COUNTY }

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

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, and who further acknowledged that he is the

_____
("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

WARRANTY DEED

FROM
Cleamon W. Ray and Dan Cleamon Ray

TO
James Randall Hamilton

This form compliments of:

title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

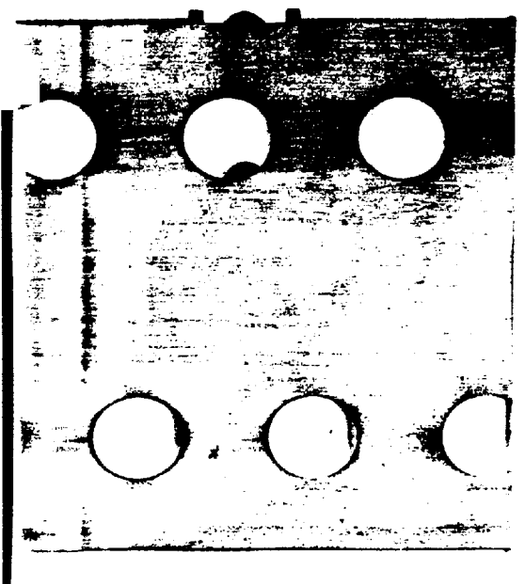
01333

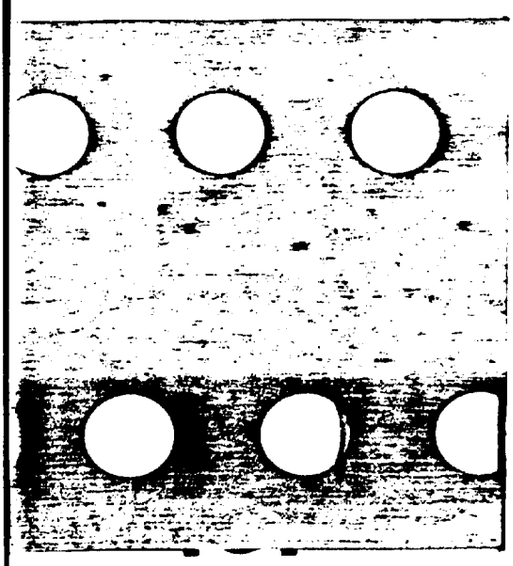
IDENTIFICATION REFERENCE

JAN 29 1 43 PM '88

DAVIDSON COUNTY, TN

2631 01/29 0101 CHECK 186.82





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 7459 PAGE 183

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

CAMT	64367.51
CON TX	180.32
PRFEE	0.50
WDEED	6.00
TOTAL	186.82
CHECK	186.82

01333

IDENTIFI REFERENCE

JAN 29 1 43 PM '88

DAVIDSON COUNTY, TN

01/29/88 01 13:46 0001 2631

No. 57517