BOOK 7459 PAGE 877

STATE OF TENNESSEE }
COUNTY OF Davidson }

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

$42,300.00

P. Gayle Dungey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January, 1988.

Notary Public

MY COMMISSION EXPIRES: May 8, 1991

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 50 Century Blvd., #120, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: Mortgagee:	MAP-PARCEL NUMBERS
Robert W. Bearden P. Gayle Dungey (NAME)	City Federal Savings Bank	Map 96-6
631 Cottonwood Drive (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (NAME)	Parcel 147
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Somerset, N.J. 08873 (STREET ADDRESS) (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, R. C. Lamb and wife, Ingrid A. Lamb

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert W. Bearden and P. Gayle Dungey, both unmarried

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. 97 on the Plan of Clover Hill Subdivision, Section II, of record in Book 2133, page 46, Register's Office for said County.

Said Lot No. 97 fronts 65.0' on the southwewt side of Cottonwood Drive and runs back 201.7' on the south line, 157.7' on the north line and to a rear line which measures 88.0'.

2924 02/01 0101 03CHECK 124.94

BEING the same property conveyed to R. C. Lamb from Ernest Woehler of record in Book 7406, page 811, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions, easements and setback line of record.

0 1 5 9 3

IDENTIFICATION REFERENCE

FEB 1 10 35 AM '88

DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 631 Cottonwood Drive (House Number) (Street) Nashville, TN 37214 (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. 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 our hand s this 29th day of January, 19 88

R. C. Lamb

Ingrid A. Lamb - R C Lamb

R. C. Lamb

Ingrid A. Lamb atty in fact

Power of attorney filed of record in Book 7455, page 39, RODC, TN

STATE OF TENNESSEE }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named R. C. Lamb and wife Ingrid A. Lamb

(or proved to me on the basis of satisfactory evidence)

the bargainor, 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 Nashville, Tennessee, this 29th day of January, 1988.

Commission expires May 8, 1991

Notary Public

STATE OF TENNESSEE }

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 _____

*(or proved to me on the basis of satisfactory evidence)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19___.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

R. C. Lamb

Ingrid A. Lamb

TO

Robert W. Bearden

P. Gayle Dungey

Return to:

PRIORITY ESCROW SERVICES INC.
50 Century Boulevard
Suite 120
Nashville, TN 37214

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named R. C. Lamb, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Ingrid A. Lamb and acknowledged that he executed the same as the free act and deed of said Ingrid A. Lamb.

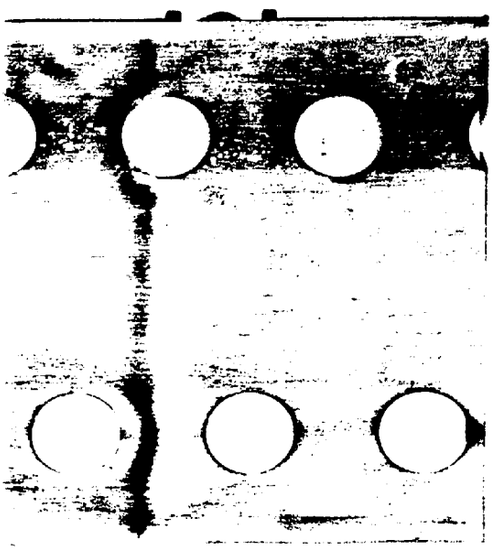
Witness my hand and official seal at Nashville, TN this the 29th day of January, 1988

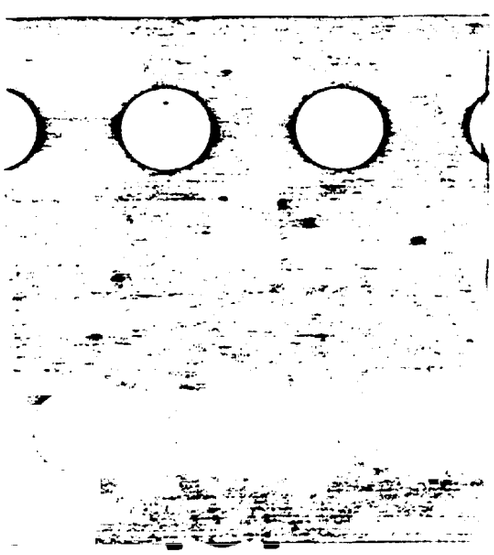
My Commission Expires: May 8, 1991

Notary Public

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 42300.00
CON TX 118.44
PRFEE 0.50
WDEED 6.00
TOTAL 124.94
CHECK 124.94

02/01/88 01 10:44 0001 2924

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01593

IDENTIFICATION REFERENCE

FEB 1 10 35 AM '88

DAVIDSON COUNTY, TN

No. 57808