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FORM NO. WD-1

STATE OF TENNESSEE, XXXXXXX } Williamson
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,511.98

Affiant

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

Notary Public

MY COMMISSION EXPIRES 3/12/91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrew G. Russell (NAME)	Lincoln Service Corporation (NAME)	120-13-0
1105 Tara Ann Court (STREET ADDRESS OR ROUTE NUMBER)	1100 Walnut Street (STREET ADDRESS)	070.00
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Owensboro, KY 42302-0989 (CITY) (STATE) (ZIP)	02DA 16911

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, David A. Floyd, and wife, Theresa P. Floyd

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Andrew G. Russell, 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:

BEING Lot No. 13-A, Zone Division of Lots 13, 15, 16, 20, & 22, of Section 3 and Lot 9 and 10 of Section One, of Seven Oaks Estates, as of record in Book 6250, page 413, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to David A. Floyd, unmarried by deed from Harry G. Hemmerly and wife Robbie M. Hemmerly of record in Book 6587, Page 148, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 6439, page 266 said Register's Office.

This conveyance is subject to any and all existing easements of record.

Grantors herein agree to assume an indebtedness evidenced by Deed of Trust of record in Book 6587, page 151, Register's Office for Davidson County, Tennessee in the original principal amount of $52,050.00.

David A. Floyd has since married. Theresa P. Floyd, his wife, herein joins to convey any and all right and interest she may have; especially her marital rights.

This is unimproved ( ) improved (XX) property, known as 1105 Tara Ann Court, Nashville, TN 37217
(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 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 his hand this 12th day of February, 19 88

David A. Floyd

David A. Floyd
by Patrick Shenton, Atty in Fact

Theresa P. Floyd

Theresa P. Floyd
by Patrick Shenton, Atty in Fact

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patrick Thornton, with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of David A. and Theresa P. Floyd as their Attorney in Fact as the free act and deed of the within named Patrick Thornton.

Witness my hand and official seal at Brentwood, Tennessee, this 12th day of February, 1988.

My Commission Expires:
3.11.90

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M. Edwina Mayes
Notary Public

STATE OF TENNESSEE
Davidson 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

WARRANTY DEED

FROM
David A. Floyd, unmarried

TO
Andrew G. Russell

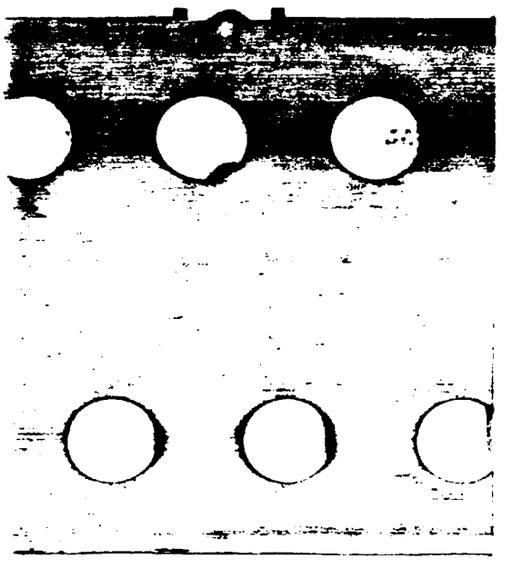
07542

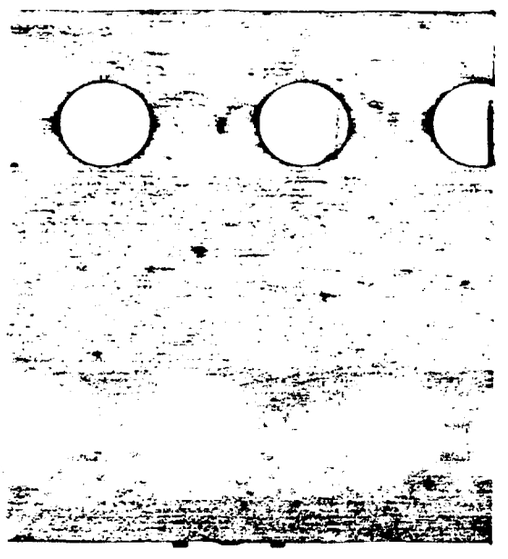
IDENTIFICATION REFERENCE

FEB 25 11 13 AM '88

DAVIDSON COUNTY, TN

9877 02/25 0101 03CHECK 153.50





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 52511.98
CON TX 147.00
PRFEE 0.50
WDEED 6.00
TOTAL 153.50
CHECK 153.50

02/25/88 01 11:17 0001 9877

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0754.2

IDENTIFICATION REFERENCE

FEB 25 11 13 AM '88

DAVIDSON COUNTY, TN

No. 64616