File 27

BOOK 7477 PAGE 615

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $74,462.68

C. Wayne Allen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF February, 1988.

Marsha A. Ellison
Notary Public

MY COMMISSION EXPIRES: March 11, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Montgomery & Associates 457 Donelson Pike, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
C. Wayne Allen (NAME)	Chemical Mortgage Company (NAME)	150-9
3028 Cedarcliff Court (STREET ADDRESS OR ROUTE NUMBER)	101 East Town Street (STREET ADDRESS)	165
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Columbus, Ohio 43215 (CITY) (STATE) (ZIP)	02D 75192

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, Bernard F. Manning, III and Laura Haddox Manning, his wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO C. Wayne Allen and Diana L. Allen, his wife

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. 93 on the Subdivision Plan of Forest View Park, Phase II, Section V, of record in Plat Book 6250, page 458, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Bernard F. Manning, III and wife, Laura Haddox Manning by deed from Fox Ridge Company, a Limited Partnership of record in Book 6807, Page 234, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 6569, page 294 said Register's Office.

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

C. Wayne Allen and wife, Diana L. Allen herein Grantees to assume an indebtedness evidenced by a Deed of Trust of record in Book 6807, page 237, Register's Office for Davidson County, Tennessee, in the original principal amount of $73,700.00.

Janet Flanagan executed this instrument on behalf of Bernard F. Manning, III and wife, Laura Haddox Manning pursuant to a Power of Attorney which is being placed of record simultaneously herewith.

This is unimproved ( ) improved (X) property, known as 3028 Cedarcliff Court, Antioch, Tennessee 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 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 their hands this 20th day of February, 1988

Bernard F. Manning, III by Janet F. Flanagan attorney in fact

Laura Haddox Manning by Janet F. Flanagan attorney in fact

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Bernard F. Manning and wife, Laura Haddox Manning

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 Nashville, Tennessee, this 20th day of February, 19 88

Commission expires March 11, 1991 — Mark A. Ellmann, 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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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 Bernard F. Manning and wife, Laura Haddox Manning

TO C. Wayne Allen and wife, Diana L. Allen

0410 02/26 0101 03CHECK 215.10

FEB 25 11 02 AM '88
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

0.7.9.6.8.

STATE OF TENNESSEE

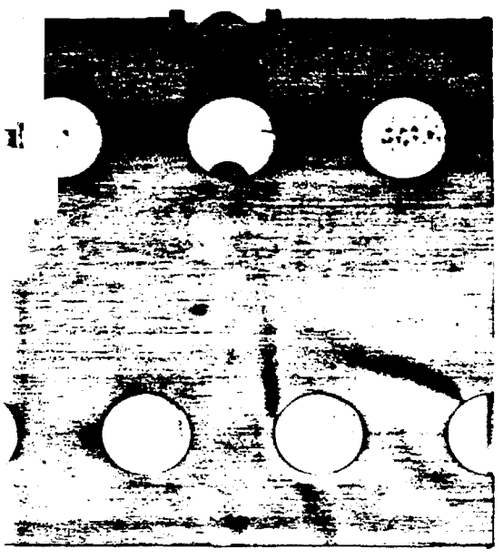
COUNTY OF DAVIDSON

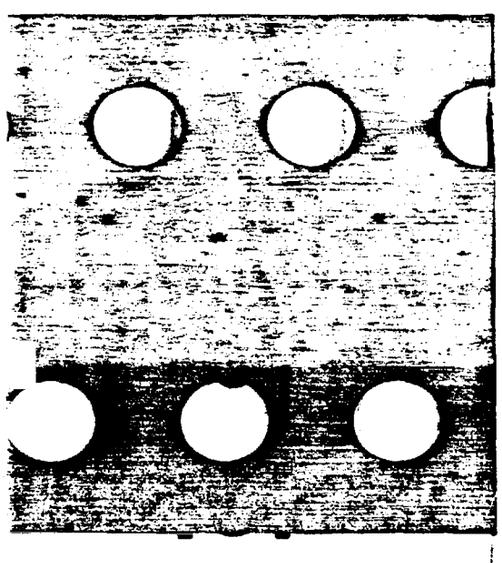
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Janet Flanagan, to me known to be the person who executed the foregoing instrument in behalf of Bernard F. Manning, III and wife, Laura Haddox Manning, and acknowledged that she executed the same as the free act and deed of the siad Bernard F. Manning, III and wife, Laura Haddox Manning.

Witness my hand and official seal at Nashville, Tennessee, this 20th day of February, 1988.

My Commission Expires
March 11, 1991

Mark A. Ellmann
Notary Public





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7477 PAGE 617

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 74462.68
CON TX 208.60
PRFEE 0.50
WDEED 6.00
TOTAL 215.10
CHECK 215.10

02/26/88 01 11:07 0001 0410

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0.7.9.6.8.

IDENTIFI REFERENCE

FED 26 11 02 AM '88

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 65140