WARRANTY DEED BOOK 7498 PAGE 315

PREPARED BY:

J. K. WOODARD
Attorney at Law
919 West Main Street
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $ 26,256.87.

George H. Lake
Affiant

SWORN to and subscribed before me on this the 17 day of March, 1988.

Phyllis S Williams
NOTARY PUBLIC

My Commission Expires: My Commission Expires Nov. 12, 1990

Mail
MORTGAGEE:
Old Hickory Credit Union
1000 Industrial Drive
Old Hickory, TN 37138

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
George Lake	George Lake	83-13-398
114 Emmett Dr	1301 Nellip Bend Rd	
Madison Tn 37115	G-57	
	Madison Tn 37115	

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named **GRANTEES** and other good and valuable consideration the receipt of which is hereby acknowledged, we, GREGORY SCOTT GAINES and wif, GINA GAINES, hereinafter called the **GRANTORS**, have bargained and sold and by these presents, do transfer and convey unto GEORGE H. LAKE and SHERRY P. PENDLETON, tenants in common, hereinafter called **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, and being the easterly 33 feet of Lot No. 80 and the westerly 17 feet of Lot No. 81 of Block "J" in the subdivision of the Lindsley Home Place, in the 18th Civil District of Davidson County, Tennessee, a plan of which is of record in Page 92 of Plan Book 2, Chancery Court at Nashville. The property herein conveyed fronts 50 feet on the south side of Russell Street and extends back between parallel lines 160 feet more or less to an alley, in the rear.

0001 03/24 0101 03CHECK 80.14

BEING the same property conveyed to GREGORY SCOTT GAINES and wife, GINA GAINES by Deed from JEFFREY ALLAN GAINES, a single person of record in Book 6812, Page 144, Registers' office for Davidson County, TN.

As part of the consideration for this conveyance, the Grantees assume and agree to pay the balance owing on a note in the original amount of 27,000.00, dated March 14, 1986, payable to Old Hickory Credit Union and secured by a Deed of Trust executed by Gregory scott Gaines and wife, Gina Gaines of record in Book 6812, Page 147, said Registers' office.

This is improved property known as 1514 Russell Street, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 hands this 15 day of March, 1988, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

GREGORY SCOTT GAINES

GINA GAINES

PHYLLIS S. WILLIAMS NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, GREGORY SCOTT GAINES and wife, GINA GAINES, the bargainors, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, TN, this the 15 day of March, 1988.

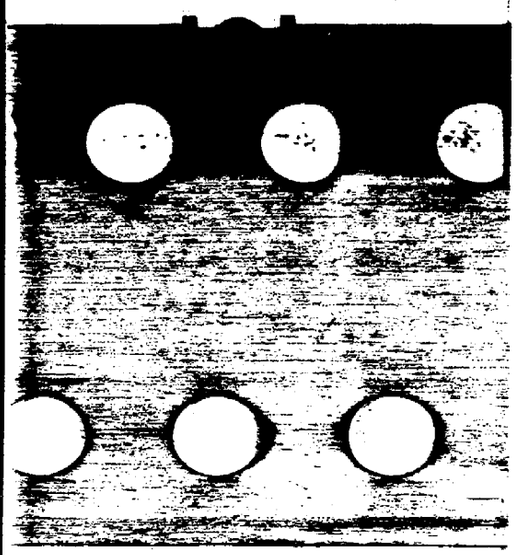
Phyllis S Williams
NOTARY PUBLIC

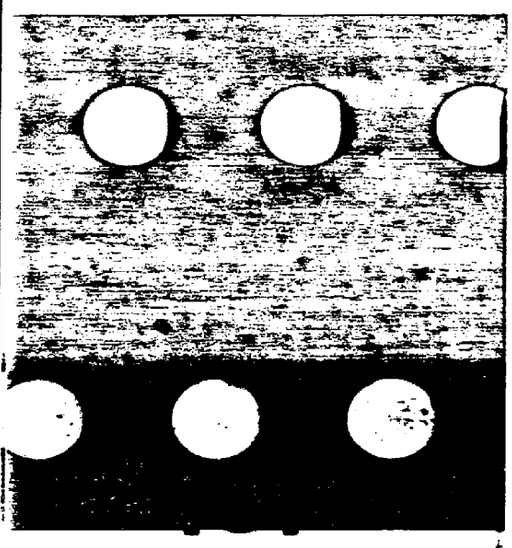
My Commission Expires Nov. 12, 1990

My Commission Expires: _____

MAR 24 9 38 AM '88

15242





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7498 PAGE 317

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 26256.87
CON TX 73.64
PRFEE 0.50
MTGFEE 6.00
TOTAL 80.14
CHECK 80.14

03/24/88 01 09:39 0001 9001

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

15242

IDENTIFI REFERENCE

MAR 24 9:39 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 73577