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Box 22

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March, 19 88

Notary Public

MY COMMISSION EXPIRES: 11-12-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Lonnie A. Jennings (NAME)	Atlantic Coast Mortgage Company (NAME)	84-1-163
1216 Rosebank Avenue (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	15DA-37932
Nashville, TN 37206 (CITY) (STATE) (P.O.ZIP)	Fairfax, VA 22030 (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, Calvin L. Tate and wife, Teresa L. Tate and Michael B. Malone and wife, Sherry J. Malone

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lonnie A. Jennings and wife, Mentoria P. Jennings

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. 2, on the Plan of Rosebank Terrace, Section II, of record in Book 5210, page 31, Register's Office for Davidson County, Tennessee.

SAID Lot No. 2 fronts 76.50 feet on the westerly margin of Rosebank Avenue and extends back 150.43 feet on the northerly line and 105.00 feet on the southerly line to a dead line in the rear, measuring 104.60 feet thereon.

BEING the same property conveyed to Calvin L. Tate and Michael B. Malone, by deed from Margie L. Williams, a single person and surviving tenant by the entirety, of record in Book 6096, page 346, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 5354, page 903 said Register's Office, and to the matters set forth in the above referenced plan of record.

This instrument is executed on behalf of Teresa L. Tate by Calvin L. Tate, as her attorney-in-fact pursuant to a Power of Attorney of record in Book 5859 , page 101 , Register's Office for Davidson County, Tennessee.

1057 04/05 0101 03CHECK 177.30

This is unimproved ( ) improved (XX) property, know as 1216 Rosebank Avenue, Nashville, TN 37206
(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 hand s this 31st day of March, 19 88

Calvin L. Tate

Calvin L. Tate

Michael B. Malone

Teresa L. Tate by Calvin L. Tate, *

Sherry J. Malone

*Attorney-in-Fact

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Calvin L. Tate and Michael B. Malone and wife, Sherry J. Malone

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 31st day of March, 1988.

Commission expires 11-12-89

* or proved to me on the basis of satisfactory evidence.

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 _____

* or proved to be on the basis of satisfactory evidence.

Notary Public

WARRANTY DEED

FROM
Calvin L. Tate and wife,

Teresa L. Tate and Michael B. Malone and wife, Sherry J. Malone
TO
Lonnie A. Jennings and wife,

Mentoria P. Jennings

18476

IDENTIFICATION REFERENCE

APR 5 8 38 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

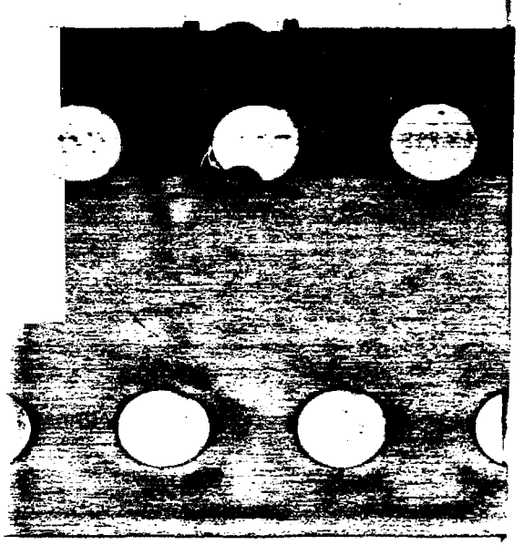
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Calvin L. Tate, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of Teresa L. Tate, as her Attorney-in-Fact as the free act and deed of the within named Teresa L. Tate.

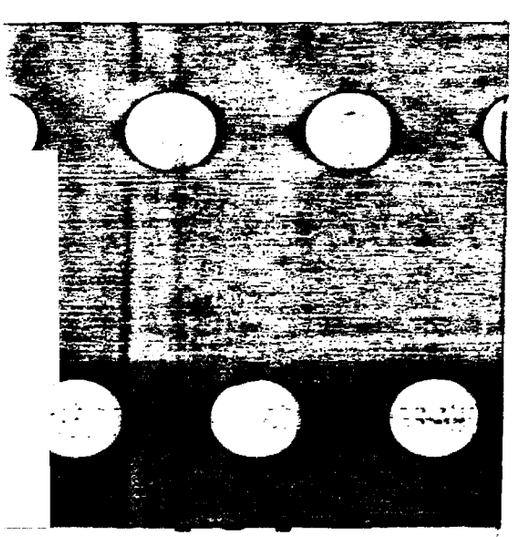
Witness my hand and official seal at Nashville, Tennessee, this 31st day of March, 1988.

My Commission Expires:

11-12-89

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 61000.00
CON TX 170.80
PRFEE 0.50
WDEED 6.00
TOTAL 177.30
CHECK 177.30

04/05/88 01 07:41 0001 1057

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18476

IDENTIFICATION REFERENCE

APR 5 8 38 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 77259