Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
James Scherer
1009 Edwin Warner Drive
Nashville, Tn. 37205

MORTGAGEE:
Commercial Federal Mortg. Corp
P.O. Box 1103
2120 South 72nd Street
Omaha, Nebraska 68101

MAP-PARCEL NUMBERS:
MAP 142-14
PARCEL 165
9D-61342

WARRANTY DEED

BOOK 7513 PAGE 262

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee. and other good and valuable consideration, the receipt of which is hereby acknowledged, Marcelle C. Harlow, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto James Scherer and wife, Patricia A. Scherer hereinafter called the Grantee, Grantee's 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. 671 on the plan of Harpeth Woods, Section Three, of record in Book 5200, page 270, Register's Office for said County.

SAID Lot No. 671 fronts 76.0 feet on the easterly margin of Beech Bend Drive and extends back between parallel lines 200.0 feet to a dead line.

BEING the same property conveyed to Marcelle C. Harlow, unmarried by deed from John R. Duke and wife, Sheila D. Duke of record in Book 7147, page 540, Register's Office for said County.

The property herein conveyed is subject to restrictive covenants of record in Book 5867, page 193, and Book 5882, page 261, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid principal balance of a note secured by a first mortgage deed of trust to Homeland Mortgage Corporation, of record in Book 7147, page 543, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

3217 04/11 0101 03CHECK 237.22

This is (xx) improved property, known as 837 Beech Bend Drive, Nashville, Tn. 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 7th day of April, 19 88.

Marcelle C. Harlow
Marcelle C. Harlow

STATE OF TENNESSEE
COUNTY OF Davidson

On this 7th day of April, 19 88, before me personally appeared Marcelle C. Harlow, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that s he executed the same as her free act and deed.

My Commission Expires: 10-24-88

Notary Public

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

BOOK 7513 PAGE 263

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 82,404.25.

James Scherer
Affiant

Subscribed and sworn to before me, this the 7th day of April, 1988.

My Commission Expires: 10-24-88

Notary Public

WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

FELIX Z MISSNER REGISTER
DAVIDSON COUNTY, TN
APR 11 12 25 PM '88

IDENTIFICATION REFERENCE

06202

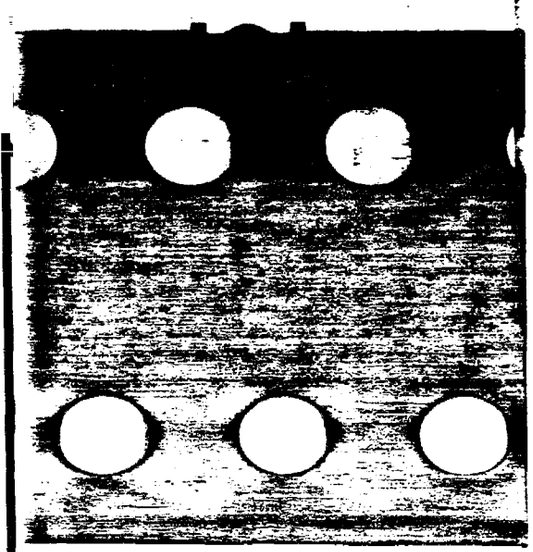
WARRANTY DEED

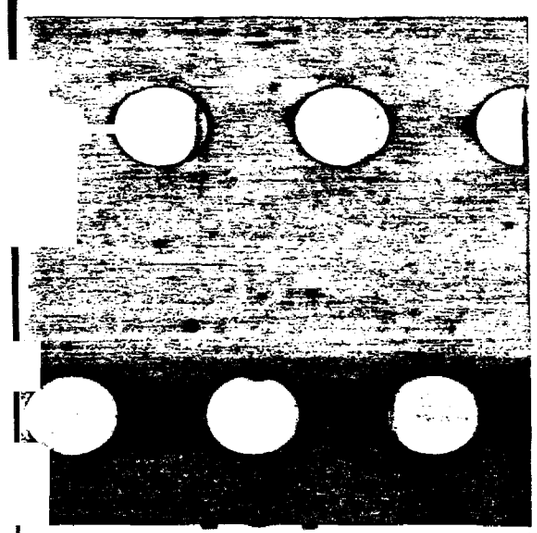
from:
Marcelle C. Harlow,
unmarried

to:
James Scherer

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 27416





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7513 PAGE 264

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	82404.25
CON TX	230.72
PRFEE	0.50
WDEED	6.00
TOTAL	237.22
CHECK	237.22

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/11/88 01 12:25 0001 3217

20290

IDENTIFT REFERENCE

APR 11 12 25 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 79388