F.1c box 5

BOOK 7514 PAGE 618

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,000.00

John D. Bennett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF April, 19 88

Notary Public

MY COMMISSION EXPIRES: 1-13-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John D. Bennett	Guaranty Federal Savings & Loan Assoc.	MAP 87-13
(NAME)	(NAME)	
4337 Central Valley Drive	2030 First Avenue North	PARCEL 25.00
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tennessee 37076	Birmingham, Alabama 35201	4D-12878
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Guaranty Federal Savings & Loan Association

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John D. Bennett and wife, Selene H. Bennett

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. 45 on the Plan of Central Valley Forest of record in Plat Book 5800, page 72, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Guaranty Federal Savings & Loan Association by Trustee's Deed from Real Security, Inc., Trustee of record in Book 6981, page 184, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to Restrictive Covenants of record in Book 5903, page 660 Register's Office for said County.

20784

IDENTIFICATION REFERENCE

APR 13 8 24 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

3792 04/13 0101 03CHECK 152.10

This is unimproved ( ) improved (X) property, known as 4337 Central Valley Drive, Hermitage, Tennessee 37076
(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 my hand this 8th day of April, 19 88

Guaranty Federal Savings & Loan Association
By: R.L. Foushee

BY: M.L. Cress, ATTY-IN-FACT

R.L. Foushee, Exec.V.P./Secretary

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 8th day of April, 1988, before me personally appeared Martin L. Cress, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of R.L. Foushee, Executive Vice-President/Secretary of Guaranty Federal Savings & Loan Association, and who acknowledged that he executed the same as the free act and deed of the said R.L. Foushee, Executive Vice-President/Secretary of Guaranty Federal Savings & Loan Association, by virture of that Power of Attorney, duly executed by the said R.L. Foushee, Executive Vice-President/Secretary of Guaranty Federal Savings & Loan and appearing of record in Book 7514, page 616, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Nashville, this 8th day of April, 1988.

My Commission Expires: 7-13-91

Donna L. Cimonetti
Notary Public

WARRANTY DEED

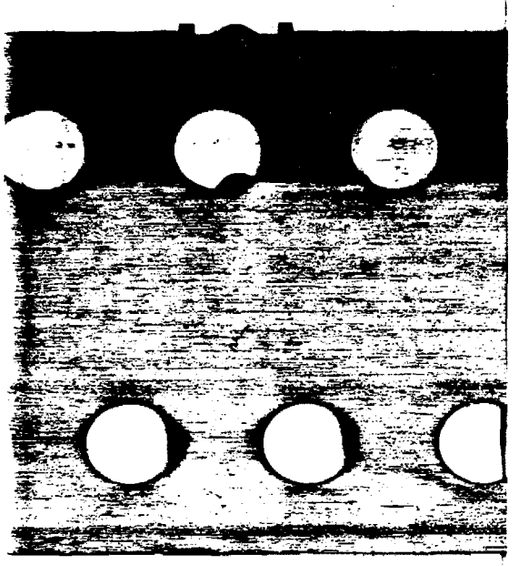
FROM ~~Guaranty Federal Savings & Loan~~ Association

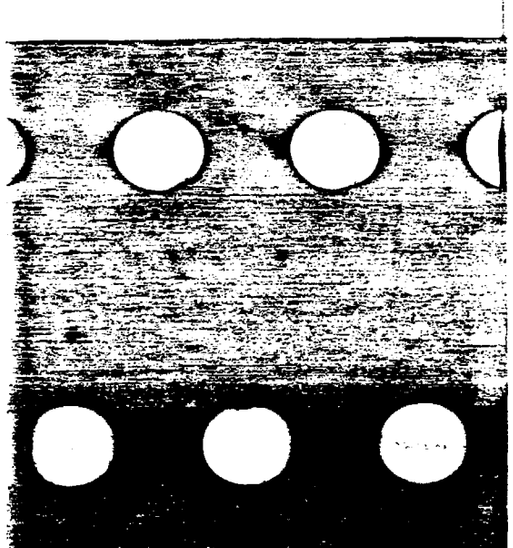
TO John D. Bennett and wife, Selene H. Bennett

RETURN TO:

CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

EDWARD SEDDON
ATTORNEY - AT - LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7514 PAGE 620

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 52000.00
CON TX 145.60
PRFEE 0.50
WDEED 6.00
TOTAL 152.10
CHECK 152.10

04/13/88 01 08:25 0001 3792

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

20784

IDENTIFICATION REFERENCE

APR 13 8 24 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 79951