BOOK 7535 PAGE 140 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $83,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April, 1988.

Notary Public

MY COMMISSION EXPIRES: 5/13/90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Thomas W. Schlater, 213 Fifth Avenue, North, Nashville, TN 37219
Name & Address of

Property Owner:	Name & Address of Mortgagee:	MAP-PARCEL NUMBERS
Horace Bean (NAME)	Banc Plus Mortgage Corp. (NAME)	136-13-135
3125 Goodwin Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 47524 (STREET ADDRESS)	2D-42166
Nashville, TN 37217 (CITY) (STATE) (P.O. ZIP)	San Antonio, TX 78265-6012 (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, I, Dwight B. Jackson, and wife, Anita C. Jackson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Horace Bean

HEREINAFTER CALLED THE GRANTEE, 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. 44 on the Plan of Edge-O-Lake Subdivision, Section 20-A, of record in Book 5200, Page 183, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Dwight B. Jackson by deed from William N. Flynn of record in Book 7017, Page 419, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements and restrictions of record and a Deed of Trust executed by Tariq Abona and Janet O. Polus to Larry E. Hamilton and D. Gene Merrill, Trustee, for the benefit of Dominion Bancshares Mortgage Corporation of record in Book 6449, Page 730, Register's Office for Davidson County, Tennessee, and that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

RUSH

REGISTER'S OFFICE
DAVIDSON COUNTY, TN
APR 4 4 16 PM '88

IDENTIFICATION REFERENCE

27353

Anita C. Jackson, wife of Dwight B. Jackson, joins in this conveyance for the purpose of conveying any marital rights she might have in the above-described property.

unimproved ( )
This is improved (X) property, known as 3125 Goodwin Drive, Nashville, Tennessee 37217
(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 our hands this 27th day of April, 1988

Dwight B. Jackson
Dwight B. Jackson

Anita C. Jackson
Anita C. Jackson

STATE OF TENNESSEE }
Davidson County }

BOOK 7535 PAGE 141

Personally appeared before me, Nelda R. Shields, a Notary Public in and for said County and State, the within named Dwight B. Jackson, ~~xxxxxxxxxxxxxxxxxxxx~~ and wife, Anita C. Jackson,

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of April, 1988.

Commission Expires 5/13/90

Nelda R. Shields
Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____
Notary Public

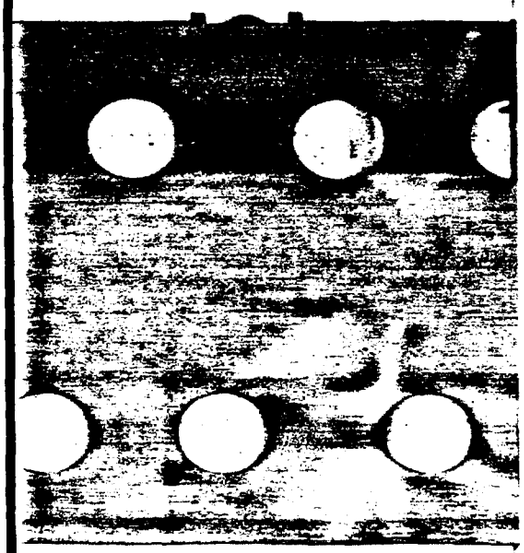
Commission Expires _____

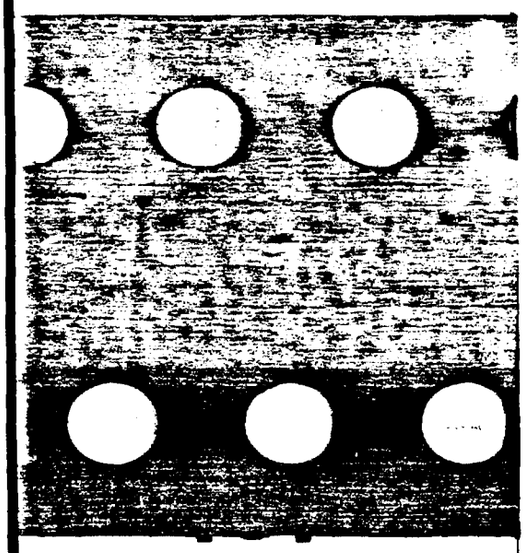
WARRANTY DEED

FROM
Dwight B. Jackson

TO
Horace Bean

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7535 PAGE 142

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	83000.00
CON TX	232.40
PRFEE	0.50
MDEED	6.00
TOTAL	238.90
CHECK	238.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 3417

27353

IDENTIFICATION REFERENCE

MAY 4 4 16 PM '00

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 87681