BOOK 7537 PAGE 311

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,858.71

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF April 1988

Notary Public

MY COMMISSION EXPIRES 07/17/88
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM T. BERRY, Attorney – 109 Shacklett Lane – Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Jonathan M. Merkh & wife Rhonda H. Merkh (NAME)	National Mortgage Company (NAME)	Map 96-10
2929 Emery Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Parcel 188
Nashville, TN 37214 (CITY) (STATE) (P.O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	3DZ-59186

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, David R. Ledbetter and wife, LeAnn Ledbetter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jonathan M. Merkh and wife, Rhonda H. Merkh

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

49.02

Land in Davidson County, Tennessee, being Lot No. 361 on the Plan of Cloverhill Subdivision, Section No. 5, as of record in Book 2133, page 88, Register's Office for said County.

Said Lot No. 361 fronts 60 feet on the southerly side of Emery Drive and runs back 149.7 feet on the westerly line and 160 feet on the easterly line to a dead line at the rear measuring 73 feet thereon.

Being the same property conveyed to David R. Ledbetter and wife, LeAnn Ledbetter by deed from William Perry Hanson and James H. Ashley of record in Book 7050, page 622 Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This deed is executed by William Burns Lamb as Attorney in Fact for David R. Ledbetter and wife, LeAnn Ledbetter under authority granted in the Limited Power of Attorney of record in Book 7537, page 309, Register's Office for Davidson County, Tennessee.

It is understood by the Grantees that a portion of the consideration recited above is the assumption by the Grantees of a note in the original amount of $46,554.00 payable to Tennessee Housing Development Agency and/or National Mortgage Company *

* and the further assumption of the deed of trust of record at Book 7050, page 625 R.O.D.C, TN securing the same.

unimproved ( )
This is improved (X) property, known as 2929 Emery Drive, Nashville (Davidson County) Tennessee
(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 ti, 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 hand s this 28th day of April, 19 88

David R. Ledbetter
By: William Burns Lamb, Attorney in fact
David R. Ledbetter
By: William Burns Lamb, Attorney in fact

LeAnn Ledbetter
By: William Burns Lamb, attorney in fact.
LeAnn Ledbetter
By: William Burns Lamb, Attorney in fact

STATE OF TENNESSEE
Davidson County

BOOK 7537 PAGE 312

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____

_____, Tennessee, this _____ day of _____ 19_____

_____

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and (his oath) _____ (himself) _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (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 _____ _____
Notary Public

WARRANTY DEED

FROM

DAVID R. LEDBETTER and wife,

LeAnn LEDBETTER

TO

JONATHAN M. MERKH and wife,

Rhonda MERKH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared WILLIAM BURNS LAMB, 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 DAVID R. LEDBETTER and wife, LeAnn LEDBETTER, and acknowledged that he executed the same as the free act and deed of said DAVID R.LEDBETTER and wife, LeAnn LEDBETTER.

WITNESS my hand and seal at Nashville, Tennessee, this 28th day of April, 1988.

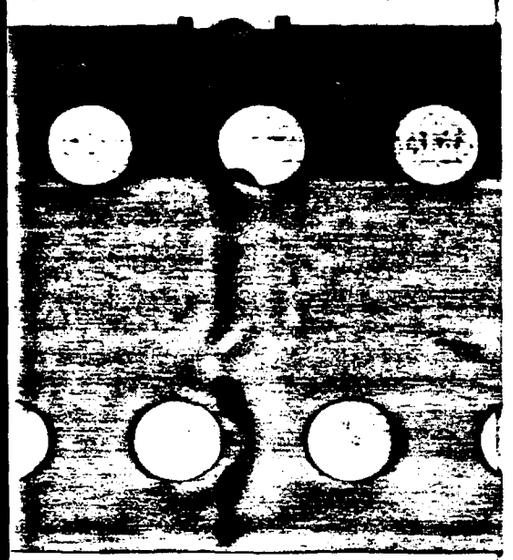
NOTARY PUBLIC

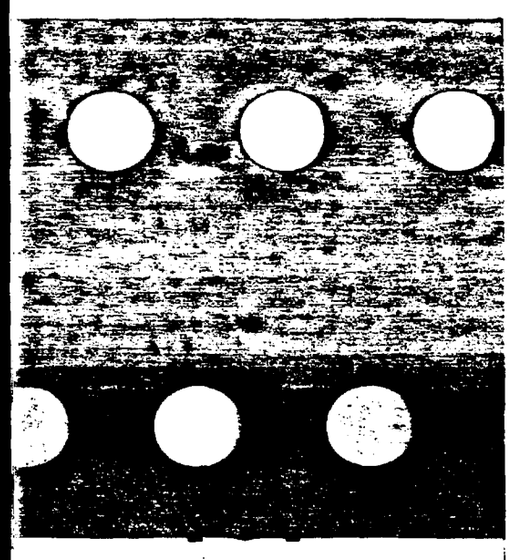
My commission expires: 7-17-88

RECEIVED
MAY 6 12 28 PM '88
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

28185





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7537 PAGE 313

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	50859.71
CON TX	142.52
PRFEE	0.50
WDEED	6.00
TOTAL	149.02
PUTBY	149.02

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 00-0001 4363

28185

IDENTIFICATION REFERENCE

MAY 6 12 28 PM '98

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 88616