BOOK 7557 PAGE 757 FILE BOX 61

FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,800.00

Linda S. Ellis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF May 88

Notary Public

MY COMMISSION EXPIRES: 11-12-88
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & JAmes, Attys; One Burton Hills Blvd, Suite 130; Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daryl W. Ellis (NAME)	First Union Mortgage Corporation (NAME)	142-02-0
7433 Harrow Drive (STREET ADDRESS OR ROUTE NUMBER)	4300 Six Forks Road (STREET ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Raleigh, NC 27609 (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, Matthew J. Schulte and wife, Wendy J. Schulte

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daryl W. Ellis and wife, Linda S. Ellis

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. 143 on the Plan of Cross Timbers, Section 3, of record in Book 4175, Page 21, 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 Matthew J. Schulte and wife, Wendy J. Schulte by deed from Margaret Winton of record in Book 7196, Page 866, said Register's Office.

This property is conveyed subject to a deed of trust against same made by the grantors dated April 8, 1987, in the amount of $81,300.00, and recorded in the Register's Office of Davidson County, Tennessee in Deed Book 7196, Page 869. The Grantee agrees to assume and pay the same as part of the consideration of this conveyance. The grantee also hereby assumes the obligation of the grantor under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

2622 05/31 0101 03CHECK 277.54

Subject to any and all restrictions, easements, and plan of record.

5184

IDENTIFICATION REFERENCE

MAY 31 2 31 PM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is improved (x) property, known as 7433 Harrow Drive; Nashville, TN 37221
(unimproved ( ) improved) (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 hand s this 27th day of May, 19 88

Matthew J. Schulte
Matthew J. Schulte

Wendy J. Schulte
Wendy J. Schulte

STATE OF TENNESSEE
Davidson County

BOOK 7557 PAGE 758

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Matthew J. Schulte and wife, Wendy J. Schulte

the bargainor s, 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 27th day of May, 1988

Commission expires 11-12-87

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 _____

Notary Public

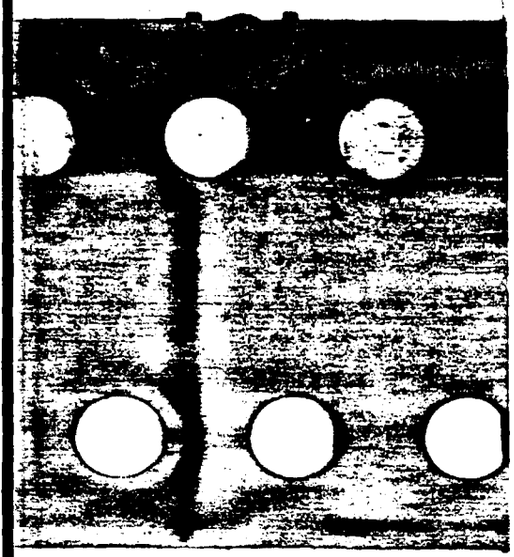
STATE OF TENNESSEE
Davidson County

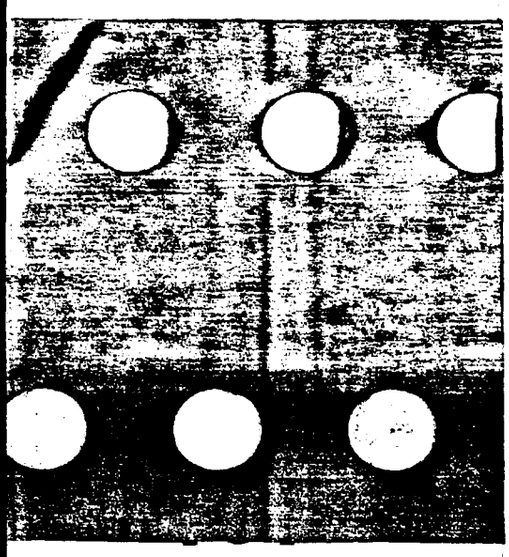
On this _____ day of _____, 19____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19____.

My commission expires: _____

Notary Public





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7557 PAGE 759

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	96800.00
CON TX	271.04
PRFEE	0.50
WDEED	6.00
TOTAL	277.54
CHECK	277.54

05/31/88 01 14:33 0001 2622

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35184

IDENTIFICATION REFERENCE

MAY 31 2 31 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 96752