BOOK 7565 PAGE 132 BOX 15

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,755.17

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF June, 19 88

Notary Public

MY COMMISSION EXPIRES: October 15, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Keenan R. Dixon (NAME)	Lincoln Service Corporation (NAME)	3D,Z-65220
240 Danyacrest Drive (STREET ADDRESS OR ROUTE NUMBER)	1100 Walnut Street, P.O. Box 989 (STREET ADDRESS)	85-7-82
Nashville, TN 37214 (CITY) (STATE) (P O ZIP)	Owensboro, KY 42302-0989 (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, Donald E. Gann and wife, Wanda F. Gann

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Keenan R. Dixon and wife, Kathryn D. Dixon

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:

Land in Davidson County, Tennessee, being Lot No. 167 on the Plan of Stanford Country Club Estates, Section Three, as of record in Book 2900, page 67, as corrected in Book 3101, page 629, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Donald F. Gann and wife, Wanda F. Gann by deed from Larry D. Carter and Michael A. Carter of record in Book 6687, page 432, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6687, page 435, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

DONALD F. GANN and DONALD E. GANN being one in the same person.

37351

IDENTIFICATION REFERENCE

JUN 7 1 10 PM '88

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 240 Danyacrest Drive, Nashville, TN 37214
(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 their hand s this 1st day of June, 19 88

Donald E. Gann

Wanda F. Gann

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Lee Cranford, a Notary Public in and for said County and State, the within named Donald E. Gann and wife, Wanda F. Gann

the bargainors, 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 1st day of June 1988.

Commission expires October 19, 1988

Lee E. Cranford
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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

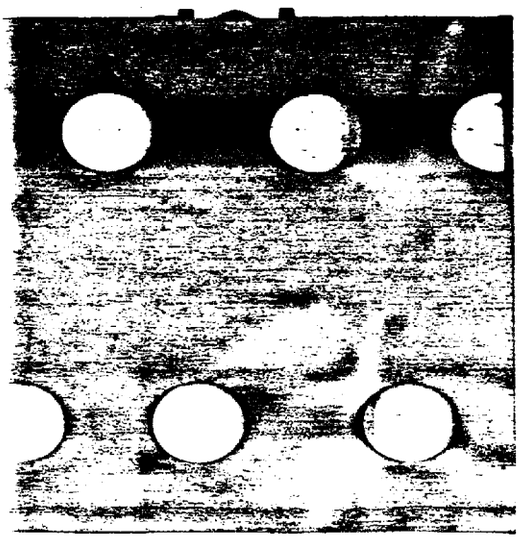
WARRANTY DEED

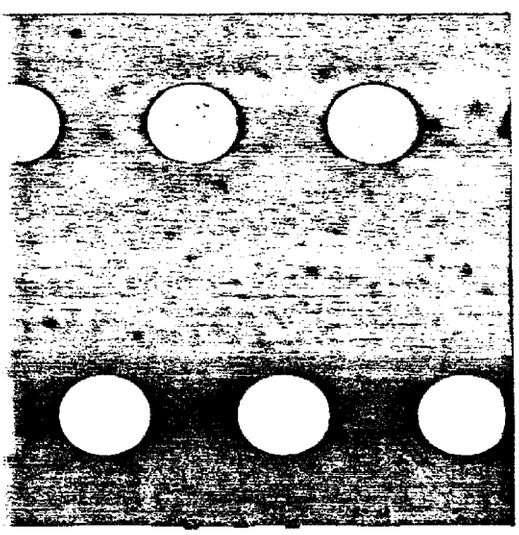
FROM
Donald E. Gann and wife, Wanda F. Gann

TO
Keenan R. Dixon and wife, Kathryn D. Dixon

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

RECEIVED TOTAL $10.00 0240 08/07 88





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7565 PAGE 134

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

DAMT $5755.17

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 184.24

PRFEE 0.50
WDEED 6.00
TOTAL 190.74
CHECK 190.74

37351

IDENTIFICATION REFERENCE

JUN 7 1 18 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

06/07/88 01 13:17 0001 2340

No. 99214