This instrument prepared by:
MID-STATE TITLE & ESCROW, INC.
GAYLE T. MOYER, ATTORNEY, 128 HOLIDAY COURT, SUITE 125, FRANKLIN, TN 37064
3963 06/10 0101 03CHECK 420.90

SEND TAX STATEMENTS TO:
Judson E. Rogers and Mary Anne Blake
2905 Westmoreland Drive
Nashville, Tenn. 37203

NAME OF MORTGAGEE:
Home Savings of America
P. O. Box 7075
Pasadena, California 91109-7075

ADDRESS NEW OWNERS:
Judson Edward Rogers and Mary Anne Blake
2905 Westmoreland Drive
Nashville, Tennessee 37203

MAP 104-14, GROUP ___, PARCEL 85

FOR AND IN CONSIDERATION OF THE SUM OF ONE HUNDRED FORTY EIGHT THOUSAND ($148,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, I, JOE M. BOYD, JR., UNMARRIED, have this day bargained and sold and do hereby transfer and convey unto JUDSON EDWARD ROGERS AND WIFE, MARY ANNE BLAKE, their heirs and assigns, the following described property:

Land in Davidson County, Tennessee, being Part of Lots 38 and 39, on the Plan of Bransford Realty Company's Subdivision of Westmoreland Place of record in Book 421, page 16, Register's Office for Davidson County, Tennessee.

Beginning on the southerly margin of Westmoreland Drive at a point 4 feet east of the corner of Lots 38 and 39, said point being the northwest corner of the property conveyed to J. J. Ray and wife, by deed from H. W. Grooms and wife, of record in Book 1020, page 25, said Register's Office; thence with Ray's westerly line, southwardly 99 feet to a point 10 feet east of north line between Lots 38 and 39; continuing in a southerly direction 89 feet, in all, 188 feet, to the northerly margin of an alley; thence with said alley westwardly 65 feet to the corner of Lots 39 and 40, being the southeast corner of the property conveyed to Annie W. DePierri by deed from Margaret DePierri, et al, of record in Book 883, page 491, said Register's Office; thence with DePierri's easterly line northwardly 189 feet, more or less, to the southerly margin of said Drive; thence with said Drive eastwardly 64 feet to the beginning.

Being the same property conveyed to Joe M. Boyd, Jr., unmarried, by warranty deed of Earl E. Spry, Lucille N. B. Smith, Lorelle I. Coursey and George J. Spry, of record in Book 6503, page 604, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said Judson Edward Rogers and wife, Mary Anne Blake, their heirs and assigns, forever.

AND GRANTOR COVENANTS with the said Judson Edward Rogers and wife, Mary Anne Blake, that he is lawfully seized and possessed of said land, in fee simple, has a good right to convey it, and that it is unencumbered, except as follows:

1. 1988 Davidson County Metropolitan taxes are a lien against the property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with grantor paying his prorata part thereof to grantees, who will be responsible for payment of said taxes when they become due. Map and Parcel No. 104-14-85.

2. All matters appearing on the Plan of Bransford Realty Conpany's Subdivision of Westmoreland Place, of record in Book 421, page 16, Register's Office of Davidson County, Tennessee, as applicable.

AND GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to said property, to the said Judson Edward Rogers and wife, Mary Anne Blake, their heirs and assigns, against the lawful claims of all persons, whomsoever.

Witness my hand on this the 9th day of June, 1988.

Joe M. Boyd Jr.
JOE M. BOYD, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared Joe M. Boyd, Jr., unmarried, the within named bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, on this the 9th day of June, 1988.

(SEAL)

Gayle J Moya
Notary Public

My Commission Expires:

4-23-91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $148,000.00.

Judson Edward Rogers

Sworn to and subscribed to before me, on this the 9th day of June, 1988.

(SEAL)

Gayle J Moya
Notary Public

My Commission Expires:

4-23-91

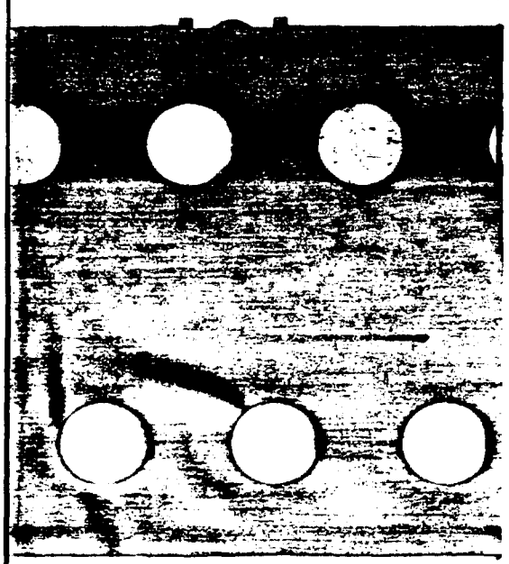
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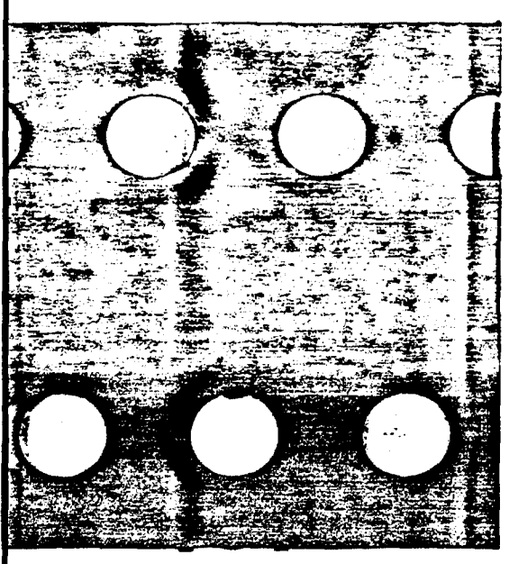
IDENTIFICATION REFERENCE

JUN 10 1 23 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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

BOOK 7569 PAGE 499

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3873.2

IDENTIFI REFEREN

JUN 10 1 23 PM '88

FELIX Z WILSON II REGIST
DAVIDSON COUNTY, TN

CAMT	148000.00
CON TX	414.40
PRFEE	0.50
MDEED	6.00
TOTAL	420.90
CHECK	420.90

06/10/88 01 13:22 0001 3963

No. 100818