34

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,899.95

Rebecca J. Ritter
Affiant

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

Laura L. Wilder
Notary Public

MY COMMISSION EXPIRES: 5-20-92

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, 1161 MURFREESBORO ROAD, #505, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebecca J. Ritter (NAME)	Lincoln Service Corporation (NAME)	108-04
932 Wemberton Drive (STREET ADDRESS OR ROUTE NUMBER)	1100 Walnut Street, P.O. Box 989 (STREET ADDRESS)	043.00
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Owensboro, KY 42303-0989 (CITY) (STATE) (ZIP)	30 85763

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, Murray M. Mallard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rebecca J. Ritter

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. 78 on the Plan of Larchwood Subdivision, Section 2, which is of record in Book 5200, pages 207 and 208, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Murray M. Mallard by deed of record in Book 5786, page 1, 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 7218, page 767, of the Register's Office for Davidson County, Tennessee, which the grantee herein hereby assumes and agrees to pay. The escrow account in connection with said loan is hereby transferred to the grantee herein.

Rebecca W. Mallard joins in the execution of this instrument for the purpose of conveying any marital rights to this property she may have.

3063 07/01 0101 03CHECK 266.87

4 5 8 0 9

IDENTIFICATION REFERENCE

JUL 1 2 19 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved ( ) unimproved ( ) property, known as 932 Wemberton Drive (House Number) (Street) Nashville, TN 37214 (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 my hand this 1st day of July, 19 88

Rebecca W. Mallard
Rebecca W. Mallard

Murray M. Mallard
Murray M. Mallard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7589 PAGE 532

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Murray M. Mallard and wife, Rebecca W. Mallard

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of July, 19 88

Commission expires 5/20/92

Laura L. Wesley
Notary Public

STATE OF TENNESSEE

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

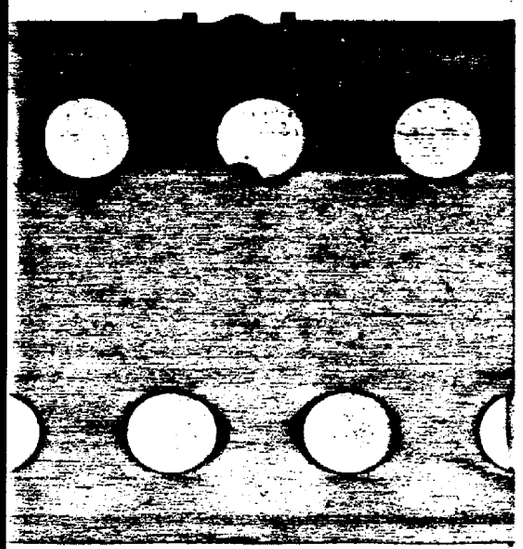
Murray M. Mallard

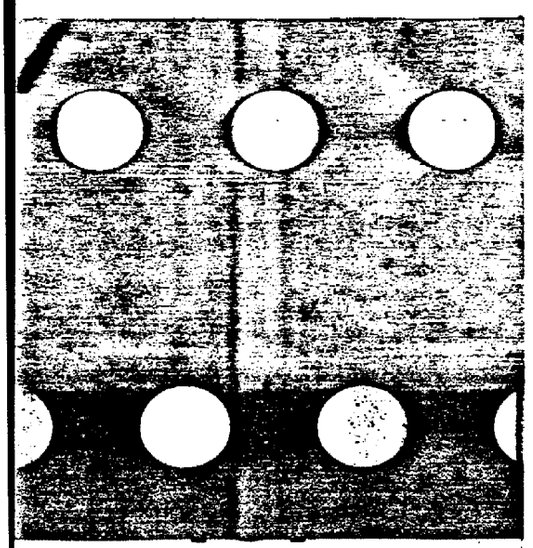
WARRANTY DEED

FROM
Rebecca J. Ritter

TO

Return to:
LEON SHARBER, ATTORNEY
1161 MURFREESBORO ROAD, SUITE 505
NASHVILLE, TN 37217





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7589 PAGE 533

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 78899.95
				CON TX 260.37
				PRFEE 0.50
				WDEED 6.00
				TOTAL 266.87
				CHECK 266.87
07/01/88		01		14:20 0001 3063

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45809

IDENTIFI REFERENCE

JUL 1 2 19 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 108940