BOOK 7601 PAGE 805

FORM NO. WD-1

File # 23433
Loan # 606569

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$85,000.00 Thomas F. Mitchell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July, 19 88

Notary Public

MY COMMISSION EXPIRES: 3-14-91
(AFFIX SEAL)

Box 7

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS F. MITCHELL (NAME)	Loan America Mortgage Corp (NAME)	MAP 104-1
124 39th Avenue North (STREET ADDRESS OR ROUTE NUMBER)	9549 Koger Blvd., Suite 100 (STREET ADDRESS)	PAR 431
Nashville, TN. 37209 (CITY) (STATE) (P.O. ZIP)	St. Petersburg, Fl 33702 (CITY) (STATE) (ZIP)	25W 08147

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, KENNETH M. SMITH and wife MARY ANN ARMBUSTER SMITH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS F. MITCHELL and wife NOA BEN-AMOTZ MITCHELL

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. 78 on the Plan of West Grove Subdivision as of record in Book 421, Page 109, Register's Office for Davidson County, Tennessee to which plan refernce is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Kenneth M. Smith and wife Mary Ann Armbuster Smith by deed from James W. McWright and wife Sharon S. McWright of record in Book 6474, Page 37, Register's Office for Davidson County, Tennessee.

MARY ANN ARMBUSTER SMITH and MARY ANN ARMBRUSTER SMITH are one in the same persons

50059

IDENTIFICATION REFERENCE

Jul 18 2 01 PM '88

FEE: $ Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

7985 07/18 0101 03CHECK 287.00

This is unimproved ( ) improved (X) property, known as 124 39th Avenue North, Nashville, TN. 37209
(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 hands this 7th day of July, 19 88

KENNETH M. SMITH Kenneth M Smith by Mary Ann Armbruster-Smith Atty-in-Fact

MARY ANN ARMBUSTER SMITH Mary Ann Armbruster-Smith

BOOK 7601 PAGE 806

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~KENNETH M. SMITH and wife~~ MARY ANN ARMBUSTER SMITH

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of July, 1988.

Commission Expires 3-11-91

Notary Public

STATE OF TENNESSEE
Davidson County

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

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

KENNETH M. SMITH

MARY ANN ARMBUSTER SMITH

TO

THOMAS F. MITCHELL

NOA BEN-AMOTZ MITCHELL

Saturn & Mazer, Attorneys
Row 1
Box 7

STATE OF TENNESSEE

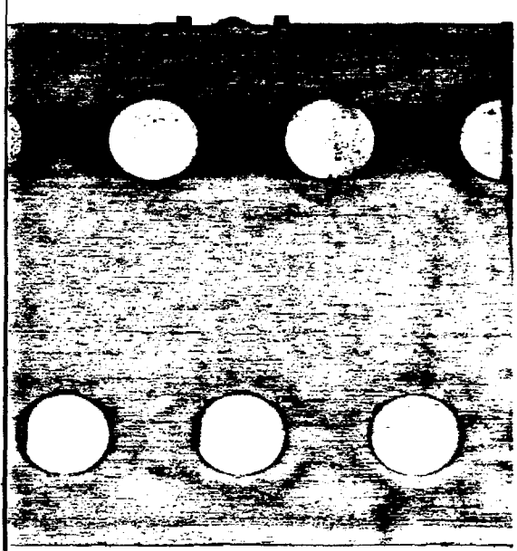
COUNTY OF Davidson

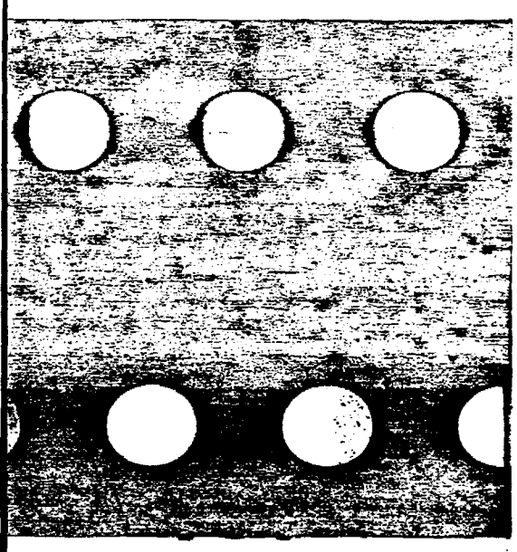
On this the 7th day of July, 1988, before me personally appeared Kenneth M. Smith to me known to be the person who executed the foregoing instrument in behalf of MARY ANN ARMBUSTER SMITH as her Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the said MARY ANN ARMBUSTER SMITH

Witness my hand and official seal at Nashville, Tennessee, this the 7th day of July, 1988.

Notary Public

My Commission Expires: 3-11-91





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7601 PAGE 807

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 85000.00
				CON TX 280.50
				PRFEE 0.50
				MTEED 6.00
				TOTAL 287.00
				CHECK 287.00
07/18/88	01			14:03 0001 7985

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50059

IDENTIFICATION REFERENCE

JUL 18 2 01 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 113801