Bk453

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 106,000.00

James W. Tyree
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July 19 88

Carolyn Delfs
Notary Public, Carolyn Delfs

MY COMMISSION EXPIRES: March 8, 1989

(AFFIX SEAL)

BOOK 7615 PAGE 617

THIS INSTRUMENT PREPARED BY
VICKY V. KLEIN, ATTORNEY — 405 Two Mile Pike — Goodlettsville, Tennessee 37072

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
JAMES W. TYREE	TRUST COMPANY MORTGAGE	MAP 73-6
(NAME)	(NAME)	
3802 Moss Rose Drive	P. O. BOX 100100	PARCEL 37
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37216	ATLANTA, GA 30348	15DZ 35890
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, JERRY W. LEGGETT and MARSHA LEGGETT, Tenants in Common

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES W. TYREE and wife, LINDA G. TYREE

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. 3 on the Plan of Riverwood Terrace, First Addition, which is of record in Plat Book 2083, page 44, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said lot.

Being the same property conveyed to Jerry W. Leggett and wife, Marsha Leggett, by deed of record in Book 6906, page 56, Register's Office for Davidson County Tennessee; the said Jerry W. Leggett and Marsha Leggett having since divorced, and pursuant to a Final Decree of the Fourth Circuit Court for Davidson County, bearing Docket No. 88D-1624 the property now vest in Jerry W. Leggett and Marsha Leggett as tenants in common.

Grantees herein do hereby agree to assume the unpaid balance of the existing indebtedness which is of record in Book 6906, page 59, Register's Office for Davidson County, Tennessee, promise to pay the same, and agree to hold Grantors harmless therefrom.

54867

IDENTIFICATION REFERENCE

AUG 2 10 55 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

2680 08/02 0101 03CHECK 356.30

This is unimproved ( ) improved (XX) property, known as 3802 Moss Rose Drive, Nashville, TN 37216
(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 heir 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 covey 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 hands this 29th day of July, 19 88

Marsha Leggett
MARSHA LEGGETT

Jerry W. Leggett
JERRY W. LEGGETT

Linda G. Tyree
LINDA G. TYREE

James W. Tyree
JAMES W. TYREE

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JERRY W. LEGGETT AND MARSHA LEGGETT; AND JAMES W. TYREE AND WIFE, LINDA G. TYREE

the bargainors, 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 Goodlettsville, Tennessee, this 29th day of July 19 88.

Commission expires 3/8/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

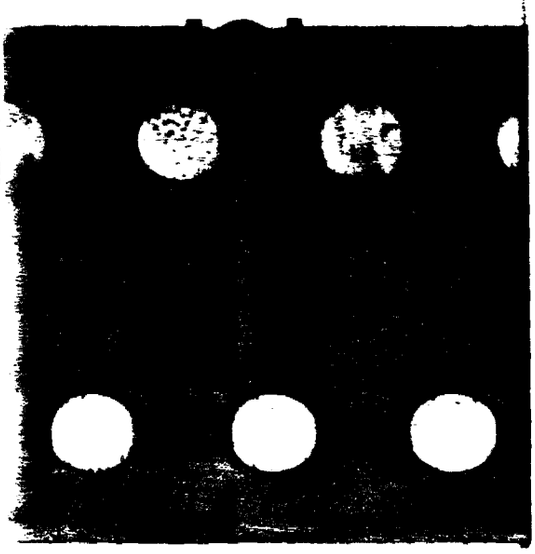
WARRANTY DEED

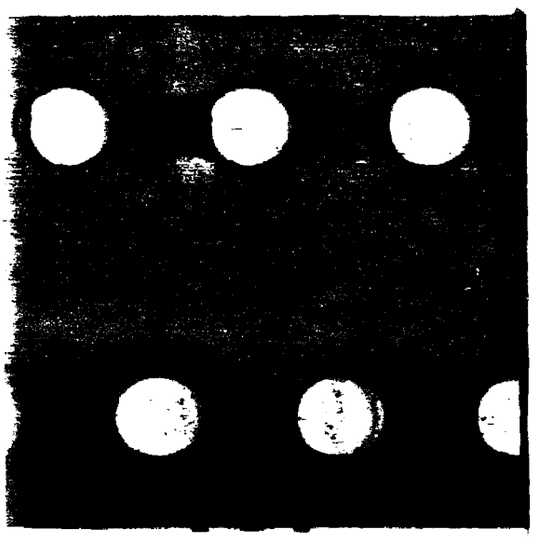
FROM

TO

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7615 PAGE 619

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 106000.00
				CON TX 349.80
				PRFEE 0.50
				WDEED 6.00
				TOTAL 356.30
				CHECK 356.30
08/02/88	01			10:58 0001 2680

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

548677

IDENTIFICATION REFERENCE

AUG 2 10 55 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 119282