FILE BOX 30

BOOK 7616 PAGE 193

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 59,900.00

Subscribed and sworn to before me, this the 29 day of July 19 88

Affiant

My commission expires: January 21, 1990 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc. 8R1247
907 Two Mile Parkway, Building "E", Goodlettsville, TN 37072

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Kenneth A. Latimer	SOUTHMARK MORTGAGE CORPOATION OF AMERICA
1114 Snow Avenue	5055 Keller Springs Road, Suite 401
STREET ADDRESS	STREET ADDRESS
Madsion, TN 37115	Dallas, TX 75380
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 43-2 PARCEL 3	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Faustina Eloise Hill Warren, a widow

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Kenneth A. Latimer and wife, Sherry D. Latimer

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot Number 1 on a resubdivision of parts of Lots Nos. 24 and 33 on the Map of a half acre tract of the Dixie Foods Company Plan, of record in Book 421 at page 42, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Said Lot No. 1 fronts 91.5 feet on the northerly margin of Snow Road, or Avenue and extends back between parallel lines 435.5 feet to a dead line in the rear.

Being the same property conveyed to Dorris P. Warren and wife, Faustina Eloise Warren by Deed from Tom L. Hill and wife, Lois Hill of record in Book 2546, page 425, Register's Office for Davidson County, Tennessee, and the said Dorris P. Warren having since deceased subsequently conveyed title to Faustina Eloise Hill Warren by Will from the same Dorris P. Warren of record in Will Book 123, page 1, Probate Court

This conveyance is subject to taxes for the year 1988 and subsequent years, easements and restrictive covenants of record.

55032

IDENTIFICATION REFERENCE

AUG 2 2 51 PM '88

FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

2850 08/02 0101 03CHECK 204.17

THIS IS _____ IMPROVED PROPERTY KNOWN AS 1114 Snow Avenue, Madsion, TN 37115

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 29 day of July 19 88

Faustina Eloise Hill Warren

Faustina Eloise Hill Warren

State of Tennessee
County of Davidson

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On this 29 day of July, 19 88, before me personally appeared Faustina Eloise Hill Warren to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal.
My Commission expires:

January 21, 1990

Notary Public
Brent A. Campbell

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

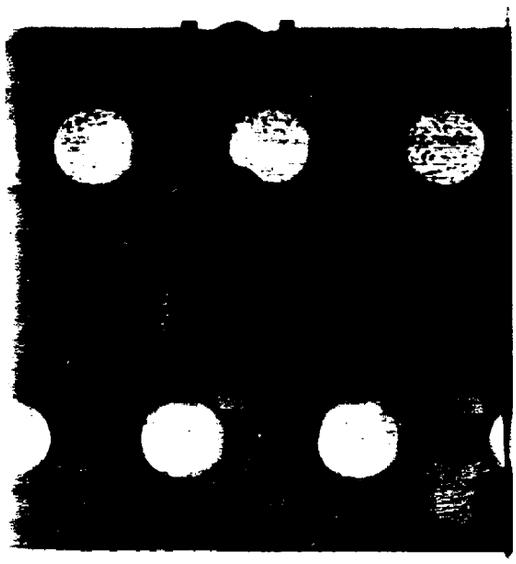
Witness my hand and official seal.
My Commission expires:

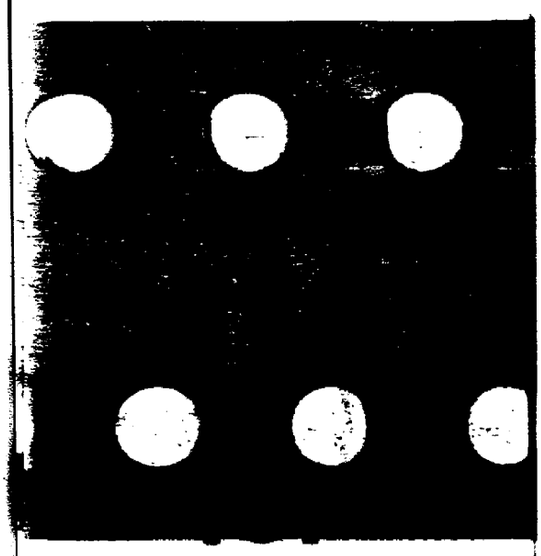
_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Rivergate Executive Park, Building "E"
907 Two Mile Parkway
Goodlettsville, Tennessee 37072





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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 59900.00
				CON TX 197.67
				PRFEE 0.50
				WDEED 6.00
				TOTAL 204.17
				CHECK 204.17
08/02/88		01		14:54 0001 2850

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

55032

IDENTIFICATION REFERENCE

AUG 2 2 53 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY

No. 119451