Box 14

5036
551285-7

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Box 14

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS, THE 12th DAY OF August 19 88.

Notary Public

MY COMMISSION EXPIRES: March 3, 1992

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Johnny Ray Harrison (NAME)	Fidelity Federal Savings & Loan (NAME)	34-5-A-10
407 Thomas Jefferson Circle (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	GO-20597
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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, Kirby Clifton and wife, Pauline Clifton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Johnny Ray Harrison and Joe L. Reeder, both unmarried

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. 10 on the Plan of Monticello Manor, of record in Plat Book 6250, page 551, said Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Kirby Clifton and wife, Pauline Clifton by deed from James M. Smith and wife, Dorothy B. Smith, Nellie Smith Tucker and Gladys Clifton as of record in Book 6433, page 775, said Register's Office.

This conveyance is subject to the following:

The Plan of record in Book 6250, page 551, said Register's Office, shows an Owner's Certificate, and certain easements and setback lines.

Declaration of Covenants, Conditions, and Restrictions, including but not limited to assessments, charges and liens, of record in Book 6643, page 958, said Register's Office.By-Laws of record in Book 6643, page 950, said Register's Office.

Agreement for dedication of easement for sanitary sewers of record in Book 4530, page 215, said Register's office.

Easement to America Telephone and Telegraph Company for underground cable of record in Book 1229, page 138, said Register's Office.

unimproved (XX)
This is improved ( ) property, known as 407 Thomas Jefferson Circle, Madison, Tennessee 37115
(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 hand s this 12th day of August, 19 88

Kirby Clifton

Pauline Clifton

by Kirby Clifton attorney-in-fact

Kirby Clifton attorney-in-fact.

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Linda F Burnett, a Notary Public, Kirby Ray Clifton, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-fact of Kirby Clifton, Jr., and wife, Pauline L. Clifton, the maker or a constituent of the maker and authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 12th day of August, 1988.

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Notary Public

My Commission expires: July 11, 1990

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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
Kirby Clifton and wife, Pauline Clifton

TO
Johnny Ray Harrison and Joe L. ~~Reeder, both unmarried~~

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

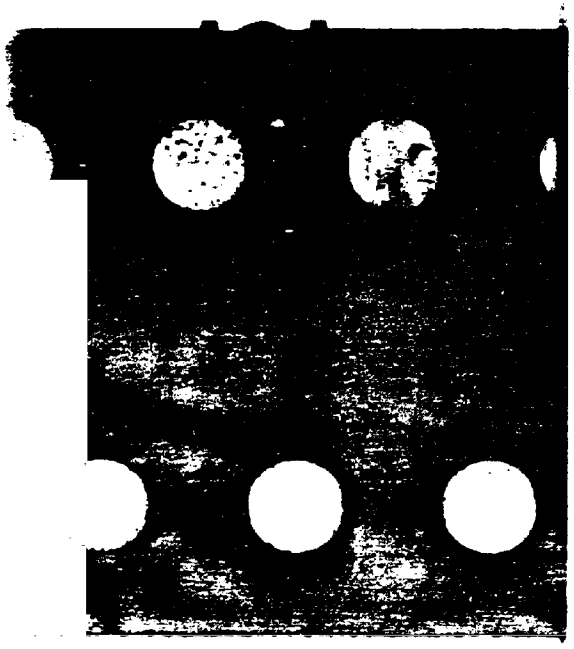
Kirby Clifton, Jr., is one and the same as Kirby Clifton who acquired property of record in Book 6433, page 775, said Register's Office.
Pauline Clifton and Pauline L. Clifton are one and the same person.

58867

FILED FOR REFERENCE

Aug 15 3 22 PM '88

7248 08/15 0101 03CHECK 210.77



OFFICIAL RECEIPT

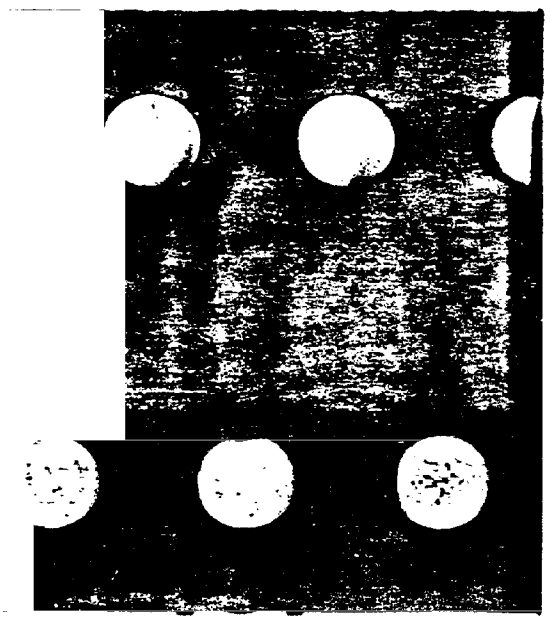
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE MO - MORTGAGE WD - WARRANTY DEED TD - TRUST DEED		CC - CERTIFIED COPY REL - RELEASE UCC - UNIFORM COMMERCIAL CODE		MISC - MISCELLANEOUS CO TAX - STATE TAX CONVEY MO TAX - STATE TAX MORT PRFEE - PROBATE FEE	
DATE	SYMBOL	VALUATION	TAX AND FEES		TOTAL



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

588677

IDENTIFICATION REFERENCE

AUG 15 3 22 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

CAMT	61900.00
CON TX	204.27
PRFEE	0.50
WDEED	6.00
TOTAL	210.77
CHECK	210.77

08/15/88 01 15:23 0001 7248

No. 123801