BOOK 7645 PAGE 890

FORM N. WD-1

FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,075.79

Peggy D. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August, 19 88

Notary Public

MY COMMISSION EXPIRES: 2-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peggy D. Johnson (NAME)	Independence One Mortgage Corp. (NAME)	MAP 150-7
3408 Doriswood Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 5076 (STREET ADDRESS)	PARCEL 451
Antioch, Tennessee 37013 (CITY) (STATE) (P.O. ZIP)	Southfield, Michigan 48086-5076 (CITY) (STATE) (ZIP)	2D-74343

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, William E. Simon and wife, Jennifer A. Halverson Simon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peggy D. Johnson, 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

Being Lot No. 36-B, Zone Lot Division, Lot No. 36, Lakeshore Woods, Section 3, plan of record in Plat Book 6250, page 165, amending Plat Book 5200, page 621, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to William E. Simon and Jennifer A. Halverson by deed from Tenzim Properties of record in Book 6441, page 538, Register's Office for Davidson County, Tennessee. The said Jennifer A. Halverson now being married and being one and the same as Jennifer A. Halverson Simon.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Plat Book 6250, page 165 and Book 6230, page 385 Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by William E. Simon and wife, Jennifer A. Halverson Simon to Sears Mortgage Corporation, dated January 19, 1987, with an approximate unpaid principal balance of $54,175.79, of record in Book 7117, page 630, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

4450 09/07 0101 03CHECK 194.93

This is unimproved ( ) improved (XX) property, known as 3408 Doriswood Court, Antioch, Tennessee 37013
(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 our hand S this 30th day of August, 19 88

William E. Simon

Jennifer A. Halverson Simon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7645 PAGE 891

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William E. Simon and wife, Jennifer A. Halverson Simon

the bargainor s, 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 Nashville, Tennessee, this 30th day of August, 19 88

Commission expires 7-13-91

Judy Dinal
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
William E. Simon and wife, Jennifer A. Halverson Simon

TO
Peggy D. Johnson, unmarried

RETURN TO:
CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

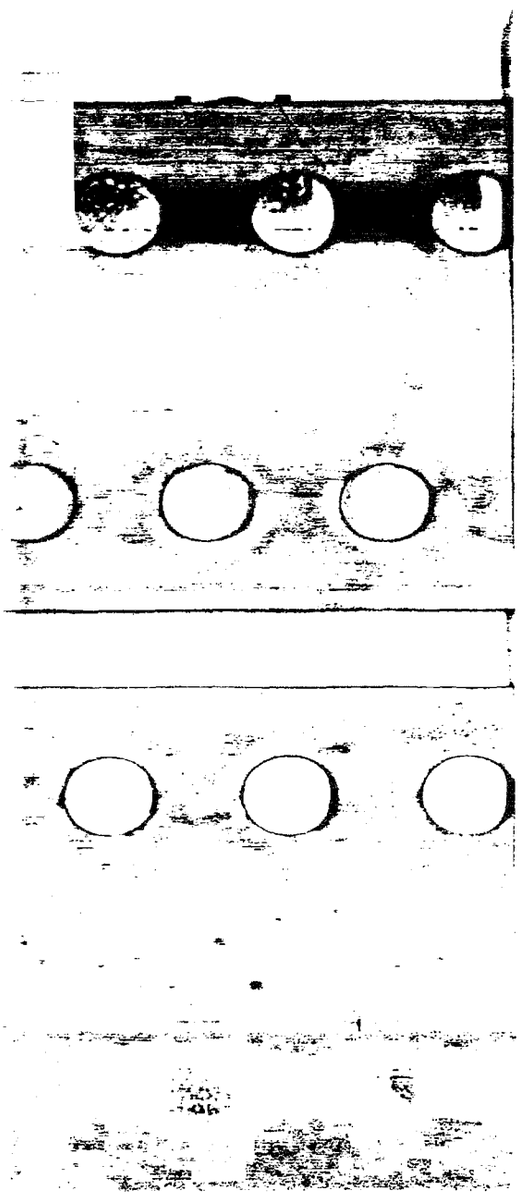
EDWARD SEDDON
ATTORNEY-AT-LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214

6528 I.

IDENTIFICATION REFERENCE

SEP 7 8 03 AM '88

PEGGY Z. WILSON REGISTER
DAVIDSON COUNTY TENN.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7645 PAGE 892

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 57075.79
CON TX 188.43
PRFEE 0.50
WDEED 6.00
TOTAL 194.93
CHECK 194.93

09/07/88 01 08:04 0001 4450

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6528 I.

IDENTIFICATION REFERENCE

SEP 7 8 04 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 131503