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THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Mark A. Henderson	Union Planters National Bank	142-15-B-8 CO
117 Belle Glen Drive	P.O. Box 3137	9D-79836
Nashville, TN 37221	Memphis, TN 38173-0137	

BOOK 7650 PAGE 460

LIMITED **WARRANTY DEED**

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Greg Seat and Norma Seat, d/b/a The Seat Company,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Mark A. Henderson and wife, Melinda B. Henderson

hereinafter called the Grantee, Grantee's 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. 8 on the plan of Second Amendment, Belle Wood Glen, of record in Book 6900, pages 190, Register's Office for said County.

SAID Lot No. 8 fronts 64.00 feet on the easterly margin of Belle Glen Drive and extends back 91.52 feet on the southerly line and 82.35 feet on the northerly line to a dead line in the rear, measuring 64.65 feet thereon.

BEING the same property conveyed to Greg Seat and Norma Seat d/b/a The Seat Company by quitclaim deed from Ridgecrest Construction, Inc., a Tennessee Corporation, being recorded simultaneously herewith.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6980, page 562, Book 7121, page 5, and Book 6707, page 290, said Register's Office, and to the matters set forth in the above referenced plan of record.

The warranties contained herein are limited to the acts of the grantor while in title to the property.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Union Planters National Bank of record in Book 7208, page 717, said Register's Office.

This is (~~un~~)improved property, known as 117 Belle Glen Drive, Nashville, TN 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 9th day of September, 19 88.

Greg Seat
Greg Seat

Norma Seat
Norma Seat

STATE OF TENNESSEE
COUNTY OF Davidson

On this 9th day of September, 19 88, before me personally appeared Greg Seat and Norma Seat, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7650 PAGE 461

Before me, the undersigned, of 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 124,000.00.

Mark A. Henderson
Affiant

Subscribed and sworn to before me, this the 9th day of September, 19 88

My Commission Expires: 10-24-88

_____
Notary Public

6361 09/13 0101 03CHECK 415.70

STATE OF TENNESSEE
SEP 13 10 55 AM '88
REGISTER'S OFFICE
DAVIDSON COUNTY

THE NAFT REFERENCE

69933

WARRANTY DEED

from:
GREG SEAT AND NORMA SEAT,
D/B/A THE SEAT COMPANY

to:
MARK A. HENDERSON AND WIFE,
MELINDA B. HENDERSON

WILKINS & IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-27729



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7650 PAGE 462

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 124000.00
				CON TX 409.20
				PRFEE 0.50
				WDEED 6.00
				TOTAL 415.70
				CHECK 415.70
09/13/88	01			10:57 0001 6361

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66933

IDENTIFICATION REFERENCE

SEP 13 10 55 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 133393