FILE BOX 46 FORM No. WD-1

BOOK 7671 PAGE 394

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,900.00

Carol J Arnold
Affiant

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

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Jan. 10, 1989

(AFFIX SEAL)

STEVEN G. WATERS NOTARY AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS – 3401 WEST END AVE. SUITE 545 – NASHVILLE, TN. 37203

NAME		ADDRESS
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carol J. Arnold (NAME)	First Republic Mortgage (NAME)	161-10-A-100.00
5016 English Village Drive (STREET ADDRESS OR ROUTE NUMBER)	2090 Hewitt Avenue (STREET ADDRESS)	6DU81353
Nashville, TN 37211 (CITY) (STATE) (P.O. ZIP)	Kettering, Ohio 45440 (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, James J. Derra and wife, Tracee Derra

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carol J. Arnold and Marilyn R. Arnold, as joint tenants with right of survivorship

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 188 on the Plan of Villages of Brentwood, Phase Two as of record in Plat Book 6250, page 169, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to James J. Derra and wife, Tracee Derra by deed from Fox Ridge Company, a Limited Partnership of record in Book 7005, page 677, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 6143, page 11, Book 6398, page 495 said Register's Office.

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

7.4034.

IDENTIFICATION REFERENCE

OCT 6 10 21 AM '88

FELIX Z. WILSON JR REGISTER DAVIDSON COUNTY, TN

4513 10/06 0101 03CHECK 233.87

This is unimproved ( ) improved (X) property, known as 5016 English Village Drive, Nashville, TN 37211
(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 September, 19 88

James J. Derra

Tracee Derra

BOOK 7671 PAGE 395

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 James J. Derra and wife, Tracee Derra

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 September, 19 88.

Commission expires _____

NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
STEVEN G. WATERS
Notary Public

My Commission Expires Jan. 10, 1989

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 (their several oaths) acknowledged (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

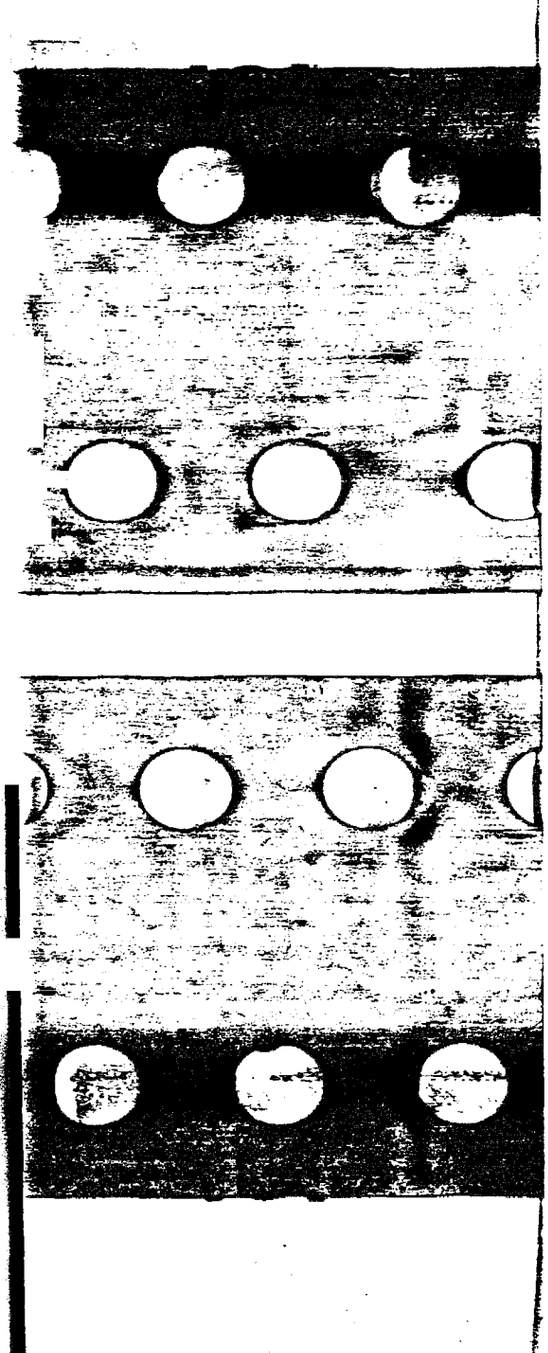
FROM
James J. Derra and wife, Tracee Derra

Derra

TO
Carol J. Arnold and Marilyn R. Arnold, both unmarried

RETURN TO:
Hallmark Title Company
3401 West End Ave. Suite 545
Nashville, Tn. 37203

STEVEN G. WATERS
Attorney at Law



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7671 PAGE 396

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 68900.00
CON TX 227.37
PRFEE 0.50
WDEED 6.00
TOTAL 233.87
CHECK 233.87

10/06/88 01 10:24 0001 4513

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

74034

IDENTIFICATION REFERENCE

OCT 6 10 21 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 141345