FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17th DAY OF October 19 88

Notary Public

MY COMMISSION EXPIRES: 10-24-

(AFFIX SEAL)

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

NAME / ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael C. Eades (NAME)	FLEET MORTGAGE CORP. (NAME)	MAP 72-15
Spence Creek Road (STREET ADDRESS OR ROUTE NUMBER)	125 East Wells Street (STREET ADDRESS)	PARCEL 310
Franklin, Tennessee 37064 (CITY) (STATE) (P.O. ZIP)	Milwaukee, WI 53202 (CITY) (STATE) (ZIP)	15DA-38720

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, H. Michael Bennett, Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael C. Eades and wife, Susan S. Eades

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. 1 on Taylor Subdivision of record in Book 5190, page 372, Revised by Book 5190, page 447, said Register's Office, being a resubdivision of part of Lot No. 63 on the Plan of Brownsville as of record in Book 21, page 9, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to H. Michael Bennett, Trustee by Quitclaim Deed from Harold M. McKay of record in Book 7671, page 586, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to a Deed of Trust executed by Daniel Ross and wife, Jean D. Ross to Stephen R. Josleyn, Trustee for Homeland Mortgage Corporation, dated April 24, 1986, with an approximate unpaid principal balance of $ of record in Book 6840, page 281, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

unimproved ( ) This is improved (XX) property, known as 211 McKennell Avenue, Nashville, Tennessee 37206
(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 my hand this 17th day of October, 19 88

H. Michael Bennett, Trustee

H. Michael Bennett, Trustee

BOOK 7678 PAGE 937

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 H. Michael Bennett, Trustee

the bargainor _____, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17th day of October, 19 88

Commission expires 10-24-1988

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 / himself / themselves) acknowledged (he / they) 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

H. Michael Bennett, Trustee FROM

Michael C. Eades and wife, Susan S. Eades TO

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

7.669 4.

IDENTIFICATION REFERENCE

OCT 17 2 14 PM '88
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

RUSH

7550 10/17 0101 CHECK 158.96

Box 18

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7678 PAGE 938

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 46250.00
CON TX 152.46
PRFEE 0.50
WDEED 6.00
TOTAL 158.96
CHECK 158.96

10/17/88 01 14:19 0001 7550

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7669 4

IDENTIFICATION REFERENCE

Oct 17 2 14 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No 144335