BOX 15

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Edward Seddon, Attorney 25 Century Blvd., Suite 405 Nashville, TN 37214	Investors Federal Savings Bank (NAME)	Map 150-7
	109 Walton Ferry Road (STREET ADDRESS)	Parcel 206
ADDRESS NEW OWNER: Andrew Minor, Jr. 3216 Country Lawn Drive Antioch, TN 37013	Hendersonville, TN 37075 (CITY) (STATE) (ZIP)	2D-73305

BOOK 7731 PAGE 223

THIS INDENTURE, made and entered into this 16th day of December, 19 88, by and between

Robert A. Root and wife, Donna J. Root party of the first part, and

Andrew Minor, Jr. and wife, Debra A. Minor party of the second part

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Antioch, TN County of Davidson State of Tennessee,

Land in Davidson County, Tennessee, being Lot No. 183 on the Plan of The Country, Section 5, as of record in Book 5200, pages 271 and 272, Register's Office for Davidson County, Tennessee.

Said Lot No. 183 fronts 80 feet on the westerly margin of Country Lawn Drive and extends back between parallel lines 125 feet to a dead line in the rear measuring 80 feet thereon.

Being the same property conveyed to Robert A. Root and wife, Donna J. Root by deed from Gerald R. Weale and wife, Virginia W. Weale of record in Book 6767, Page 206 Register's Office for said County.

PROPERTY ADDRESS: 3216 Country Lawn Drive, Antioch, TN 37013

This conveyance is subject to Restrictive Covenants of record in Book 5635, page 547, Register's Office for said County.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

X Robert A. Root
ROBERT A. ROOT

X Donna J. Root
DONNA J. ROOT

STATE OF ~~TENNESSEE~~ IL, COUNTY OF ~~SHELBY~~ DuPage

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Robert A. Root & Donna J. Root to me known to be the person~~s~~ described in and who executed the foregoing instrument, and acknowledged that ~~they~~ he executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 2nd day of NOV. 19 88

My commission expires 7/18/92

Kathleen H. Marino
Notary Public

" OFFICIAL SEAL "
KATHLEEN H. MARINO
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 7/18/92

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, $88,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 16th day of December, 19 88

Notary Public

My Commission Expires: 6/5/89

State tax	$
Register's fee	
Recording fee	
Total	$
T.G.#	

Form 101 by
Chicago Title Insurance Company
101 North Main Street
Memphis, Tennessee 38103

WARRANTY DEED

FROM
Robert A. Root and wife,
Donna J. Root

TO
Andrew Minor, Jr. and wife, Debra A. Minor

Compliments of
Chicago Title Insurance Company
101 North Main Street
Memphis, Tennessee 38103

BOOK 7731 PAGE 224

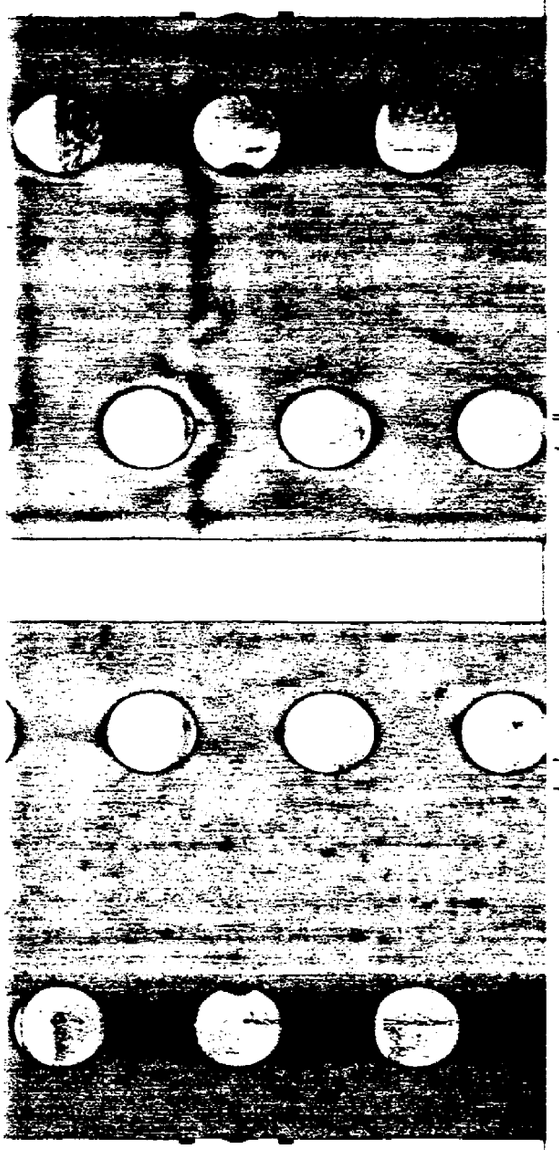
94993

IDENTIFICATION REFERENCE

Dec 19 2 47 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

9167 12/19 0101 03CHECK 298.55



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

RECEIVED OF _____

FOR _____

BOOK 7731 PAGE 225

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	88500.00
			CON TX	292.05
			PRFEE	0.50
			WDEED	6.00
			TOTAL	298.55
			CHECK	298.55
12/19/88	01		14:46 0001	9167

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94993

IDENTIFICATION REFERENCE

Dec 19 2 47 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 165329