BOOK 7732 PAGE 287 BOX 15

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

Owen D. Gard
Affiant

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

Notary Public

MY COMMISSION EXPIRES: June 5, 1989.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349 Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Owen D. Gard (NAME)	BarclaysAmerican/Mortgage Corp. (NAME)	150-3 #441
3509 Shakertown Road (STREET ADDRESS OR ROUTE NUMBER)	5032 Parkway Plaza Blvd., Bldg 8 (STREET ADDRESS)	2D-75815
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Charlotte, NC 28217 (CITY) (STATE) (ZIP)	

FOR AND IN 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. Hoctor and wife, Judy A. Hoctor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Owen D. Gard and wife, Verna L. Gard

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. 400 on the Plan of Section Eight, 2nd Revision "The Country", of record in Book 6250, pages 912 and 913, Register's Office for said County.

Said Lot No. 400 fronts 82.75 feet on the broken southerly margin of Shakertown Road and extends back 144.92 feet on the westerly line and 150 feet on the easterly line to a dead line in the rear, measuring 78.17 feet thereon.

Being the same property conveyed to James J. Hoctor and wife, Judy A. Hoctor by deed from Randall Phillips Builders, Inc., of record in Book 7368, page 405, Register's Office for Davidson County, Tennessee.

9571 12/20 0101 03CHECK 386.00

95289

IDENTIFICATION REFERENCE

DEC 20 1 42 PM '88

RECEIVED FOR RECORD
WILSON IT REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 3509 Shakertown Road, Antioch, TN 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 25th day of May, 19 88

James J. Hoctor

Judy A. Hoctor

STATE OF ~~TENNESSEE~~ Ohio
~~Davidson~~ Hamilton County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James J. Hoctor and Judy A. Hoctor

the bargainor S, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hamilton Co. Ohio, ~~Tennessee~~, this 2nd day of May 1988.

Commission expires GREGORY REYNOLDS WILSON, Attorney at Law NOTARY PUBLIC - STATE OF OHIO My commission has no expiration date. Section 147.03 O. R. C.

Gregory Reynolds Wilson
Notary Public

STATE OF TENNESSEE
Davidson County

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, a corporation, and that (he) as such _____ and _____, being authorized so to do, executed 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 _____.

(his oath) (himself) (they)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

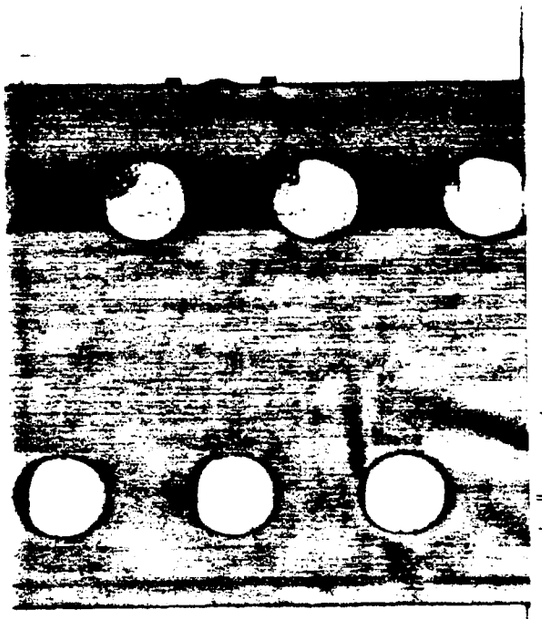
_____
Notary Public

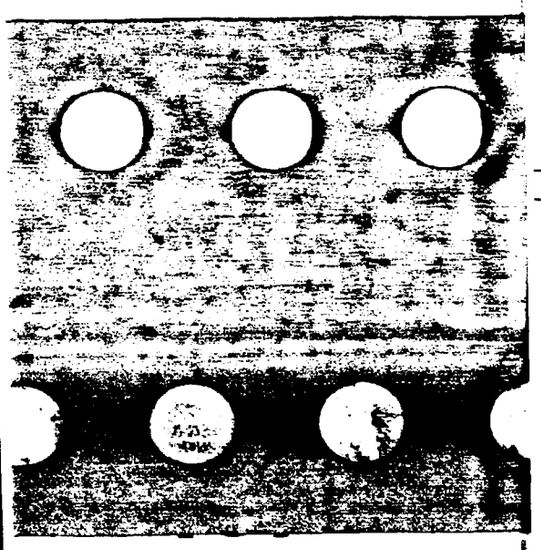
WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208





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

RECEIVED OF _____

FOR _____

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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
115000.00
CON TX 379.50
PRFEE 0.50
WDEED 6.00
TOTAL 386.00
CHECK 386.00
12/20/88 01 13:41 0001 9571

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95289

IDENTIFICATION REFERENCE

DEC 20 1 42 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 165726