Book 7

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FORM NO. WD-1

File # 24317
Loan # 9734059

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$112,500.00 Jeannette Wells
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF January, 19 89

Notary Public

MY COMMISSION EXPIRES: 3-11-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JEFF WELLS (NAME)	Citicorp Mortgage, Inc. (NAME)	MAP 150-2
3204 Country Hill Rd (STREET ADDRESS OR ROUTE NUMBER)	645 Maryville Centre Dr 3rd Fl (STREET ADDRESS)	PAR 414
Antioch, Tn 37013 (CITY) (STATE) (P.O. ZIP)	St. Louis, Missouri 63141 (CITY) (STATE) (ZIP)	2D 76578

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 LANDMARK PROPERTIES, INC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEFF WELLS and wife JEANNETTE WELLS

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. 33 on the Plan of Harbor Landing, Section 3, as of record in Book 6250, Page 352, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Landmark Properties, Inc. a Tennessee Corporation, by warranty deed from Roussel Construction Company, Inc. of record in Book 7639, Page 263, Register's Office for Davidson County, Tennessee.

03612

IDENTIFICATION REFERENCE

JAN 24 1 49 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

8795 01/24 0101 03CHECK 377.75

X 3204 Country Hill Rd, Antioch, Tn 37013
unimproved
This is improved property, known as (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 their hand s this 20th day of January, 19 89

LANDMARK PROPERTIES, INC

by: ROBERT E. NAETER
By: Robert E Naeter

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STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE }
Davidson County }

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared ROBERT E. NAETER

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Sr. Vice President _____of the LANDMARK PROPERTIES, INC a corporation, and that he as such Sr. Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Sr. Vice President

Witness my hand and official seal at Nashville, Tennessee, this 20th day of January, 19 89.

Elan Mazer Notary Public

Commission Expires 3-11-91

WARRANTY DEED

FROM

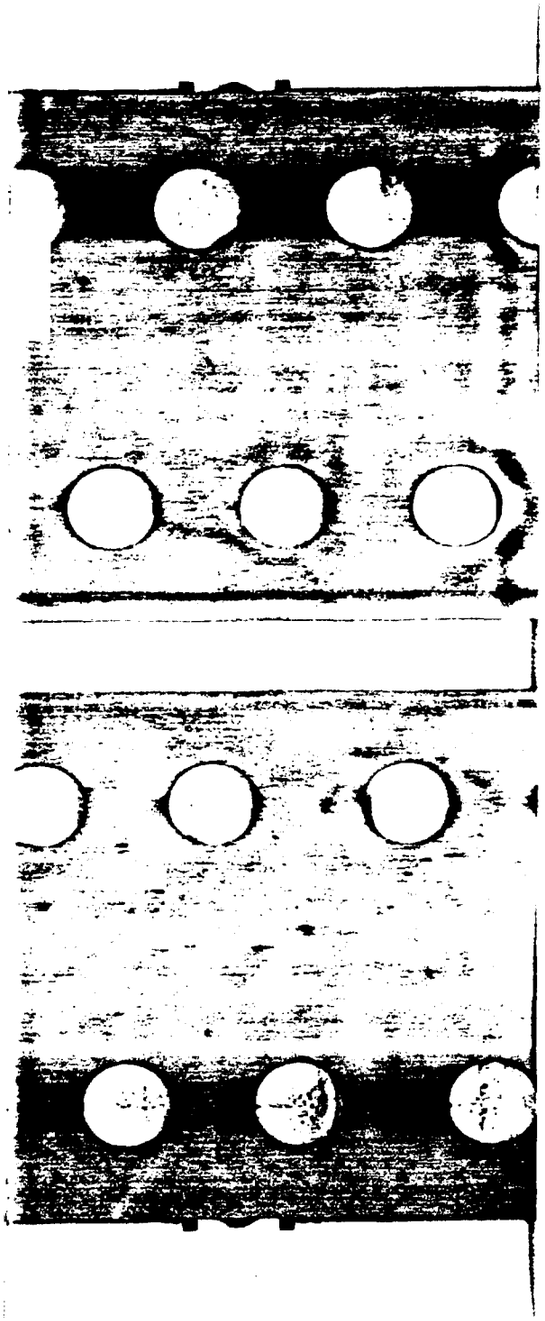
LANDMARK PROPERTIES, INC

TO

JEFF WELLS

JEANETTE WELLS

Saturn & Mazer, Attorneys
Row 1
Box 7



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	
				112500.00
			CON TX	371.25
			PRFEE	0.50
			MDEED	6.00
			TOTAL	377.75
			CHECK	377.75
01/24/89		01	13:51 0001	8795

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03612

IDENTIFICATION REFERENCE

JAN 24 1 49 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 175419