FORM NO. WD-1

BOOK 7761 PAGE 132

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $33,865.47

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January 19 89

Notary Public

MY COMMISSION EXPIRES 7-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Richard Pumphrey et al	CityFed Mortgage Company (NAME)	12DA19955
c/o All Seasons Realty (NAME) 1123 Church Street (STREET ADDRESS OR ROUTE NUMBER)	30 Warder St. (STREET ADDRESS)	071-15-0-045.00
Nashville, Tn. 37203 (CITY) (STATE) (P. O. ZIP)	Springfield, OH 45501 (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, Marie Pendergrass, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard Pumphrey and wife, Sherron Pumphrey, a one-half undivided interest and Ray Baker, a one-half undivided interest

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. 11 on the plan of Eastmoreland Place, of record in Book 161, page 170, Register's Office for said County.

Said Lot No. 11 fronts 50 feet on the southerly margin of Lucille Street and extends back between parallel lines 140 feet to an alley.

Being the same property conveyed to Marie Pendergrass, single, by deed from Kenneth R. Fox and wife, Virginia L. Fox of record in Book 7311, page 611, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 7311, page 614 as assigned of record in Book 7712, page 398, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This is unimproved ( ) improved (X) property, known as 112 Lucille Street, (House Number) (Street) Nashville, TN 37207 (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 27th day of January, 19 89

Marie Pendergrass

Marie Pendergrass

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INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Marie Pendergrass, unmarried

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

WITNESS my hand, at office, this 27th day of January, 19 80

NOTARY PUBLIC

My commission expires:

7-13-84

CORPORATE ACKNOWLEDGEMENT

State of

County of

Before me, of the state and county aforesaid, personally appeared, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the, the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as

WITNESS my hand and seal, at office in

this day of , 19 .

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Marie Pendergrass

TO

Richard Pumphrey and wife, Sherron Pumphrey, a one-half undivided interest and Ray Baker, a one-half undivided interest

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

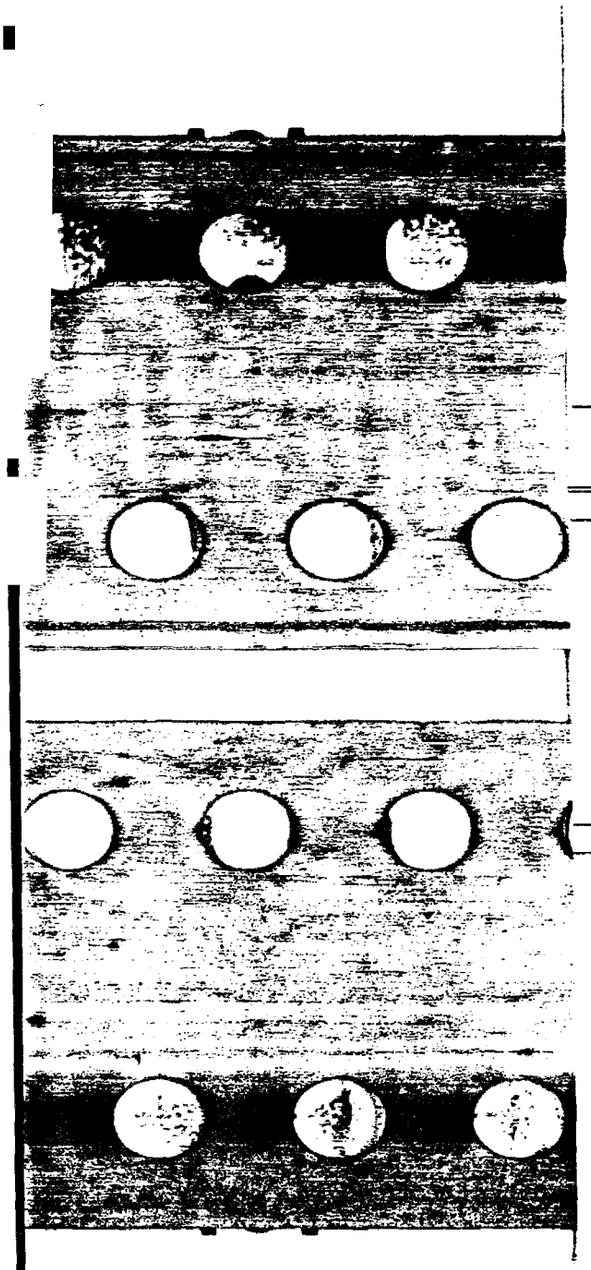
INDEXED REFERENCE

0 5 0 3 6

JAN 30 2 22 PM '80

FELIX Z WILSON III REGISTER
DAVIDSON COUNTY, TN

0497 01/30 0101 03CHECK 118.37



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 33865.47
CON TX 111.87
PRFEE 0.50
WDEED 6.00
TOTAL ~~118.37~~
CHECK ~~118.37~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05036 IDENTIFICATION REFERENCE Jun 30 2 32 PM '89 FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY TN 06/30/89 01 14:34 0001 0497

No. 177095