BOOK 7769 PAGE 879

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 51,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF February 19 89

Notary Public

MY COMMISSION EXPIRES 5-29-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
Charles W. Dowell, Sr. (NAME)	National Mortgage Company (NAME)	11D 52280
208 Rio Vista Drive (ADDRESS)	4041 Knight Arnold Road (ADDRESS)	43-12-13
Madison, Tennessee 37115 (CITY STATE ZIP)	Memphis, TN 38118 (CITY STATE ZIP)	

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, Jim Sweeney Construction, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles W. Dowell, Sr. and wife, Ruth F. Dowell

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. 4, Block "A" of Ellen & Vandiver's Subdivision, not of record, described according to a survey made by Joe Cummings, Surveyor, dated 1/31/89, as follows:

Beginning at a point approximately 100 feet, more or less, from the right-of-way of Dupont Avenue; thence 50 feet along the right-of-way of Rio Vista Drive to a point; thence in a northeasterly direction 275 feet to a point; thence southeasterly 50 feet; thence in a southwesterly direction 275 feet to the point of beginning.

Being a portion of the same property conveyed to Jim Sweeney Construction, Inc., by deed from James S. Sweeney, Jr., of record in Book 7673, page 288, Register's Office for Davidson County, Tennessee.

FEB 9 1 49 PM '89

INDENTURE AGREEMENT

0801 2.

Unimproved
This is improved (X) property known as 208 Rio Vista Drive, Madison, Tennessee 37115
(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 3rd day of February 19 89

Jim Sweeney Construction, Inc.
By Jim Sweeney Jr. Pres.

BOOK 7769 PAGE 880

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 Jim Sweeney Construction, Inc.

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison _____, Tennessee, this 3rd day of February, 19 89.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared JAMES S. SWEENEY, JR. ~~with~~ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the JIM SWEENEY CONSTRUCTION, INC. the within named bargainor, and corporation, and that _____ 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 JAMES S. SWEENEY, JR. as such President. ~~and attesting the same by the said~~ ~~as said~~.

Witness my hand and official seal at office at Madison, Tennessee on this the 3rd day of February, 19 89.

My commission expires 5-20-92

Joyce B. Donehue
Notary Public

JOYCE B. DONEHUE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

FROM

Jim Sweeney Construction, Inc.

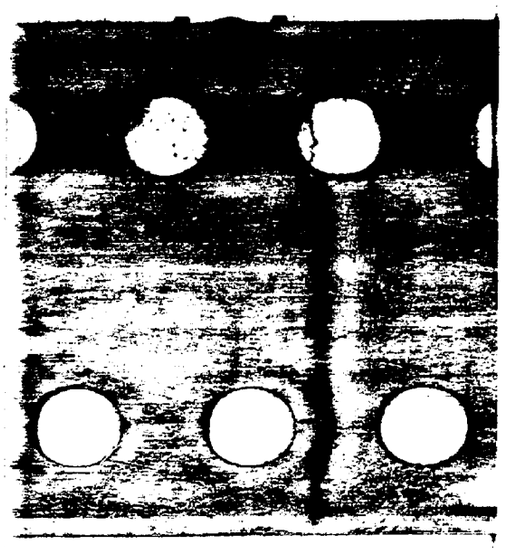
TO

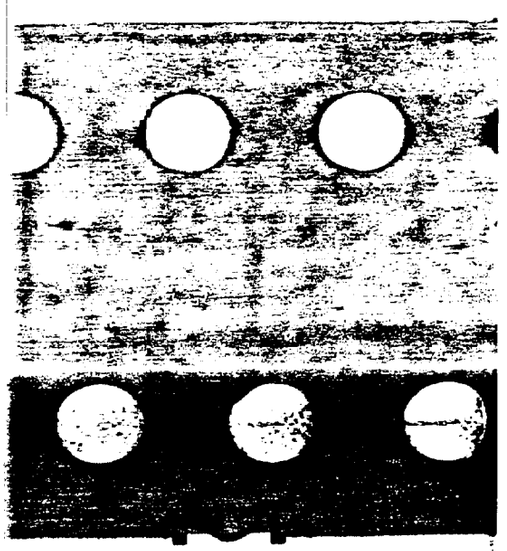
Charles W. Dowell, Sr. and wife, Ruth F. Dowell

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

6052 02/09 0101 03CHECK 177.77





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7769 PAGE 881

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	51900.00
CON TX	171.27
PRFEE	0.50
WDEED	6.00
TOTAL	177.77
CHECK	177.77

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/09/89 01 13:53 0001 6057

08012

IDENTIFICATION REFERENCE

FEB 9 1 49 PM '89

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 180542