FORM NO. WD-1

BOOK 7777 PAGE 983

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,187.50

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF February 19 89

Notary Public

MY COMMISSION EXPIRES: October 9, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
K. Suzanne Cook (NAME)	First Tennessee Bank National Association (NAME)	133-01-0
1988 Loney Dr (STREET ADDRESS OR ROUTE NUMBER)	Box 84 (STREET ADDRESS)	121.00
Nashville, TN 37210 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38101 (CITY) (STATE) (ZIP)	06DA 37427

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, Clyde H. Singleton and wife, E. Frances Singleton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO K. Suzanne Cook and Clyde A. Watson and J. Paulette Lynch

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. 85 on the Map of Patterson's Subdivision of Maple Hill of record in Book 332, Page 75, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Clyde H. Singleton et ux by deed from Joseph T. Redman et ux, of record in Book 6575, Page 664, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This conveyance is subject to a certain Deed of Trust securing the payment of a promissory note to First Tennessee Bank National Association of record in Book 5336, Page 26, said Register's Office with a present unpaid balance of approximately $21,687.50, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to Grantee.

10939

IDENTIFICATION REFERENCE

Feb 23 10 45 AM '89

FILED & RECORDED
(DAVIDSON COUNTY, TN)

This is unimproved (X) improved property, known as 427 Patterson Street, Nashville, TN 37211
(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 22nd day of February, 19 89

Clyde H. Singleton E. Frances Singleton

Clyde H. Singleton E. Frances Singleton

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clyde H. Singleton and wife, E. Frances Singleton

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 Antioch, Tennessee, this 22nd day of February, 19 89.

Commission Expires October 9, 1991

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

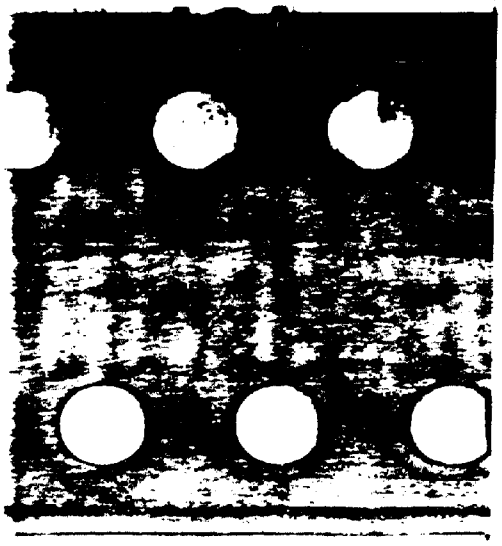
WARRANTY DEED

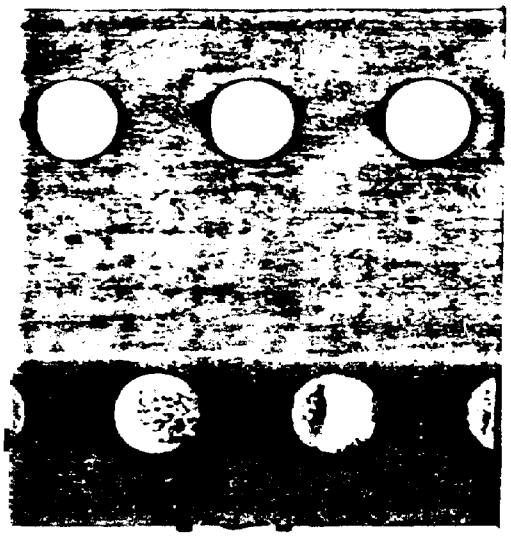
FROM
Clyde H. Singleton and wife, E. Frances Singleton

TO
K. Suzanne Cook and Clyde A. Watson and J. Paulette Lynch

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

9577 02/23 0101 03CHECK 79.75





OFFICIAL RECEIPT

FELIX Z WILSON II
REGISTER OF DAVIDSON COUNTY
NASHVILLE TENNESSEE

RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	22187.50
CON TX	73.26
PRFEE	0.50
WDEED	6.00
TOTAL	79.76
CHECK	79.76

02/23/89 01 10:47 0001 9577

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10939

IDENTIFT REFERENCE

Fee 23 10 45 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TENN

No. 184012