THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Mary Ellen Peterson
1112 Sebetha Court
Antioch, TN 37013

MORTGAGEE:

MAP-PARCEL NUMBERS:
150-08
069
2D 75925

WARRANTY DEED

BOOK 7784 PAGE 184

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Scott A. Smith and wife, Lori B. Smith

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Mary Ellen Peterson and Ronald L. Bolme

hereinafter called the Grantee, Grantee's 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. 491 on the plan of Towne Village of the Country Section Five, of record in Book 6250, Pages 783 and 784, Register's Office for said County.

SAID Lot No. 491 fronts 37.16 feet on the easterly margin of Sebetha Court and extends back 202.48 feet on the northerly line and 119.76 feet on the southerly line to a dead line in the rear, measuring 194.77 feet thereon.

BEING the same property conveyed to Scott Alan Smith, unmarried, by deed from Randall Phillips Builders, Inc., of record in Book 7169, Page 250, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6767, page 456, said Register's Office, and 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 Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Commerce Union Bank of record in Book 7169, Page 253, Register's Office for Davidson County, Tennessee, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

This is (un)improved property, known as 1112 Sebetha Court, Antioch, TN 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 1st day of March, 19 89.

Lori B. Smith

Scott A. Smith

STATE OF TENNESSEE
COUNTY OF Davidson

On this 1st day of March, 19 89, before me personally appeared ~~Scott A.~~ Smith and wife, Lori B. Smith, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TN

My Commission Expires: Oct 9, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7784 PAGE 185

Before me, the undersigned, 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~

The actual consideration or value, whichever is greater, for this transfer is $ 89,389.22.

Mary Ellen Peterson
Affiant

Subscribed and sworn to before me, this the 1st day of March, 1989.

My Commission Expires: Oct 2, 1991

Christy Wilkinson
Notary Public

NOTARY PUBLIC AT LARGE

WARRANTY DEED

from:
Scott A. Smith and wife, Lori B. Smith

to:
Mary Ellen Peterson and Ronald L. Bolme

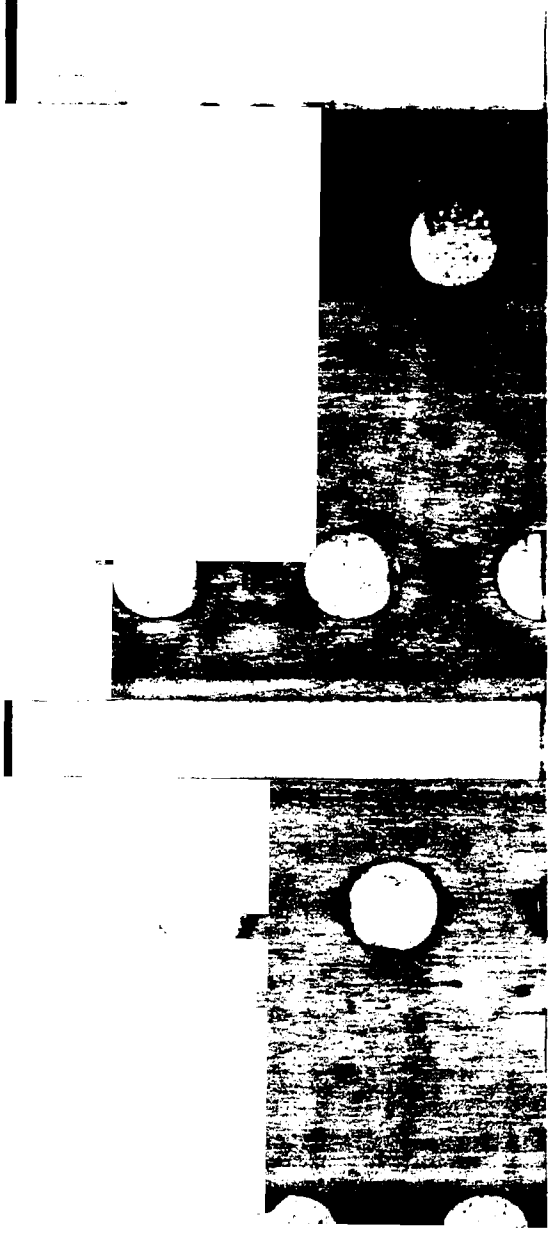
1809 03/02 0101 03CHECK 301.52

FILED & RECORDED
DAVIDSON COUNTY, TN
Mar 2 1 33 PM '89

TENTH REFERENCE

080 3

WILKINS & IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7784 PAGE 186

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 89389.22
CON TX 295.02
PRFEE 0.50
MDEED 6.00
TOTAL 301.52

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK CHECK 301.52

03/02/89 01 13:35 0001 1809

I 30 80

IDENTIFICATION

Mar 2 1 33 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 186393