OWNER:
Daniel P. Carlton
3019 Blackwood Drive
Nashville, TN 37219

SEND TAX BILLS TO:
Carteret Savings Bank
10 Waterview Blvd.
Parsippany, NJ 07054-1286

Map 108-4 Parcel 118

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds
Attorneys at Law
148 Public Square
Lebanon, TN 37087

BOOK 7812 PAGE 761
Mortgage Acct. #548707-2

3891 04/10 0101 03CHECK 276.77

D E E D

FOR AND IN CONSIDERATION of the sum of Eighty-one Thousand Nine Hundred Seventeen and 42/100 Dollars ($81,917.42), that is $8,200.00, cash in hand paid, the receipt of which is hereby acknowledged, and the assumption of the first mortgage indebtedness with a balance of $73,717.42, we, **WILLIAM H. SPANGLER and wife, DEBORAH K. ROSE-SPANGLER,** have this day bargained and sold and by these presents do hereby transfer and convey unto **DANIEL P. CARLTON,** a single person, and **JULIE GARDNER,** a single person, as tenants in common, their heirs and assigns, forever, the following tract or parcel of land, situated and lying in the 3rd Civil District of Davidson County, Tennessee, bound and described as follows, to-wit:

MAIL ENV.

APR 10 10 34 AM '89

23329

Being Lot No. 321 of Plan of Section 8, Larchwood, of record in Book 6200, page 323, which plat voids, vacates and supersedes Larchwood, Section 5, Plat Book 6050, page 96, and Larchwood, Section 6, Plat Book 6250, page 235, said Register's Office as pertains to Lots 300, 301, 321 and 322, of said plats.

Being the same property conveyed to William H. Spangler by deed from Frank Batson Quality Homes, Inc., of record in Book 6685, page 388, and as further conveyed to Deborah K. Rose-Spangler, creating a tenancy by the entirety, at Book 6810, page 413, both in the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY known as 3019 Blackwood Drive, Nashville, TN 37219.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said Daniel P. Carlton and Julie Gardner, their heirs and assigns, in fee simple, forever.

WE COVENANT with said Grantees that we are lawfully seized and possessed of said property; that we have a good and

lawful right to make this conveyance; that the same is free, clear and unencumbered, except as set forth herein; and that we will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to the restrictions of record in Book 6535, page 880; the restrictions in the deed at Book 4236, page 60; and detail of the plat at Book 6200, page 323, including a 10' public utility easement and a N.E.S. anchor easement shown thereon, all of record in the Register's Ofice for Davidson County, Tennessee.

POSSESSION to be given on or before April 17, 1989.

Davidson County property taxes for the year 1989 shall be transfered in escrow as of the date of this deed.

WITNESS OUR SIGNATURES hereto this 7th day of April, 1989.

William H. Spangler
WILLIAM H. SPANGLER

Deborah K. Rose-Spangler
DEBORAH K. ROSE-SPANGLER

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, William H. Spangler and wife, Deborah K. Rose-Spangler, the within named bargainor, 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 seal this 7th day of April, 1989.

NOTARY PUBLIC

My commission expires: 3/19/91

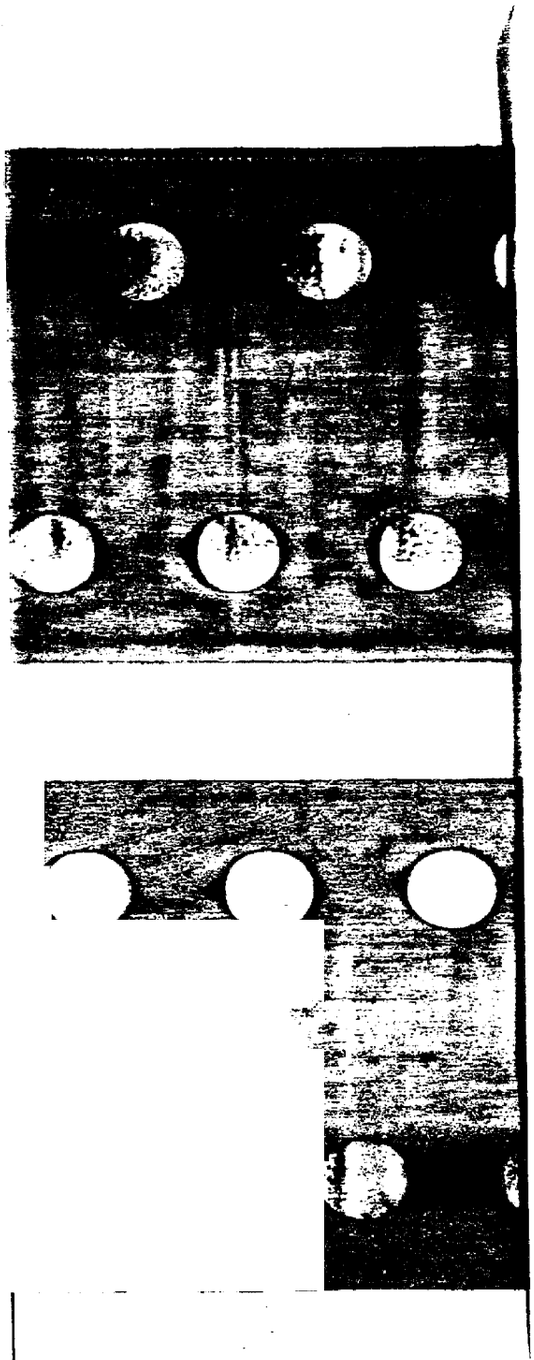
The actual consideration or value, whichever is greater, for this transfer is $81,917.42

Daniel P. Carlton
Affiant

Sworn and subscribed to before me, this the 7th day of April, 1989.

NOTARY PUBLIC
Notary Public

My commission expires: 3/19/91



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

RECEIVED OF _____

FOR _____

BOOK 7812 PAGE 763

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	81917.42
CON TX	270.27
PRFEE	0.50
MDEED	6.00
TOTAL	276.77
CHECK	276.77

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0134 0001 3891

233226

TENNESSEE REAL ESTATE TRANSFER

APR 10 10 34 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 198301