• Tennessee Title & Trust, Inc.
181 East Main St. Suite 8
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF SUMNER The actual consideration or value whichever is greater, for this transfer is $ 68,973.77

Subscribed and sworn to before me, this the 26th day of April 19 89

My commission expires: 1/25/93
(Affix Seal)

X _____ Affiant

_____ Notary Public

NOTARY PUBLIC AT LARGE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
181 East Main Street • Jefferson Building • Suite 8 • Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO: MORTGAGEE
Hilmer Hoelterhoff	Lomas Mortgage USA, Inc. F/K/A
2922 A Lebanon Road (STREET ADDRESS)	P.O. Box 660724 (STREET ADDRESS)
Nashville, TN 37214 (CITY STATE ZIP)	Dallas, TX 75266-0724 (CITY STATE ZIP)

MAP & PARCEL NO 85-14-18.00 3DZ-56335

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Nevin H. Downs and wife, Myrtianne P. Downs

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO ~~Hilmer Hoelterhoff and wife, Renate Hoelterhoff~~ Hilmar

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN ~~Davidson~~ COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 2-A on the Plan of the Zone Lot Division of Lots 1, 2 & 3 on the Resubdivision of Lot No. 1 of Bainbridge Cluster Homes, of record in Book 6250 at page 411, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Nevin H. Downs and wife, Myrtianne P. Downs by deed recorded in Book 6593 at page 587, Register's Office for Sumner County, Tennessee.

This conveyance is subject to taxes for the year 1989 and subsequent years, easements and restrictive covenants of record, and a Deed of Trust for the benefit of CityFed Mortgage Company, which the Grantee(s) herein agree to assume and pay.

28857.

IDENTIFICATION REFERENCE

MAY 1 9 43 AM '89

FELIX Z WILSON REGISTER
DAVIDSON COUNTY, TN

1307 05/01 0101 03CHECK 234.20

THIS IS _____ IMPROVED PROPERTY KNOWN AS ~~2922 A Lebanon Road, Nashville, TN 37214~~

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 26th day of April 1989

Nevin H. Downs

Myrtianne P. Downs

Nevin H. Downs

Myrtianne P. Downs

State of Tennessee
County of Sumner

BOOK 7828 PAGE 258

On this 26th day of April, 19 89, before me personally appeared Nevin H. Downs and wife, Myrtianne P. Downs to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

1/25/93

Notary Public
Doris M. Freeman

NOTARY PUBLIC AT LARGE

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

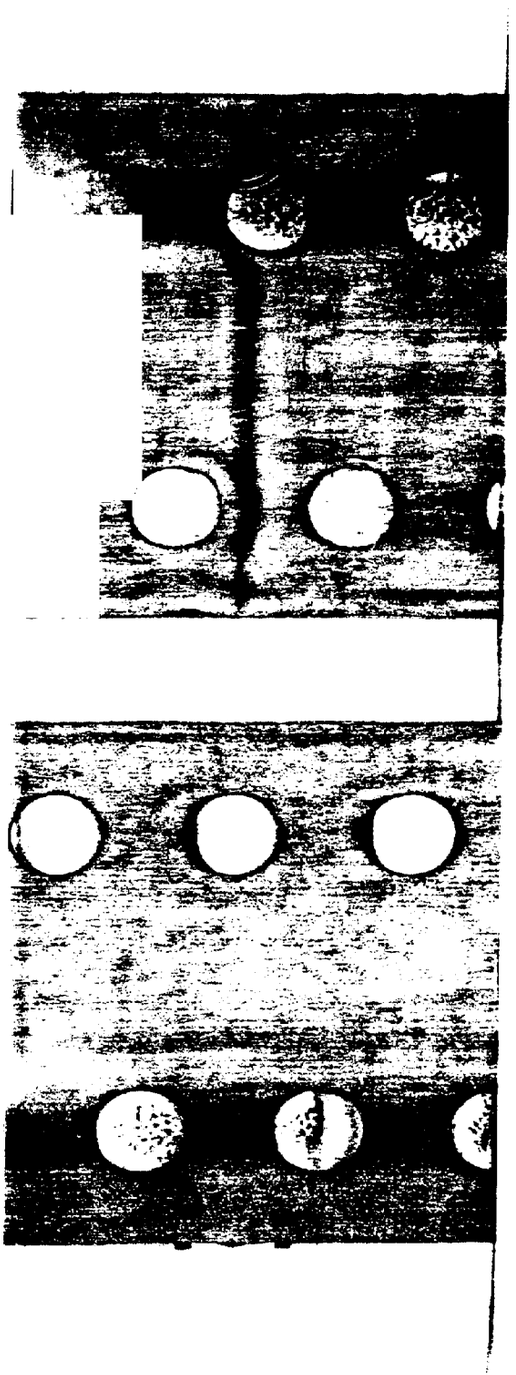
Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

TENNESSEE TITLE & TRUST, Inc.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7828 PAGE 259

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 68973.77
CON TX 227.70
PRFEE 0.50
MDEED 6.00
TOTAL 234.20
CHECK 234.20

05/01/89 01 09:44 0001 1307

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28857

IDENTIFICATION REFERENCE

MAY 1 9 43 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 204805