232
190377-2W
Box 14

BOOK 7829 PAGE 301

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $77,736.31

Patricia Ogg
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April 1989.

Notary Public

MY COMMISSION EXPIRES: 3/18/90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia Ogg (NAME)	Banc Boston Mortgage Corp. (NAME)	065-13-18
4832 Big Horn Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 44090 (STREET ADDRESS)	4D-60016
Old Hickory, Tennessee 37138 (CITY) (STATE) (P. O. ZIP)	Jacksonville, Florida 32231 (CITY) (STATE) (ZIP)	

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, Sara J. Binkley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia Ogg

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. 9 on the Plan of Sherwood Forest, Section 1, of record in Book 4175, page 153, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Sara J. Binkley by deed from James A. Davenport and wife, Patricia A. Davenport as of record in Book 6845, page 948, said Register's Office.

This conveyance is made subject to:

The Plan of record in Book 4175, page 153, said Register's Office, shows an Owner's Certificate, a 30 foot minimum building setback line from Big Horn Drive, a 20 foot minimum building setback line from an unnamed street, 0-20 foot public utility and drainage easement on the southern side boundary containing an 8" sewer line, a 10 foot public utility and drainage easement on the western (rear) boundary and an unspecified size (shown) overhang and utility easement along the north and northeast sides..Restrictions contained in instrument of record in Book 4465, page 184 and Book 4482, page 427, said Register's Office.

1669 05/01 0101 03CHECK 262.91

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TIF TIF REFERENCE

MAY 1 2 53 PM '89

FELIX WILSON REGISTER DAVIDSON COUNTY

unimproved (X)
This is improved (X) property, known as: 4832 Big Horn Drive, Old Hickory, Tennessee 37138
(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 seised 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 her hand this 28th day of April, 19 89

X Sara J. Binkley

Sara J. Binkley

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sara J. Binkley

the bargainor___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of April, 1989.

Julie D. Reale Notary Public

Commission Expires 3-11-90

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

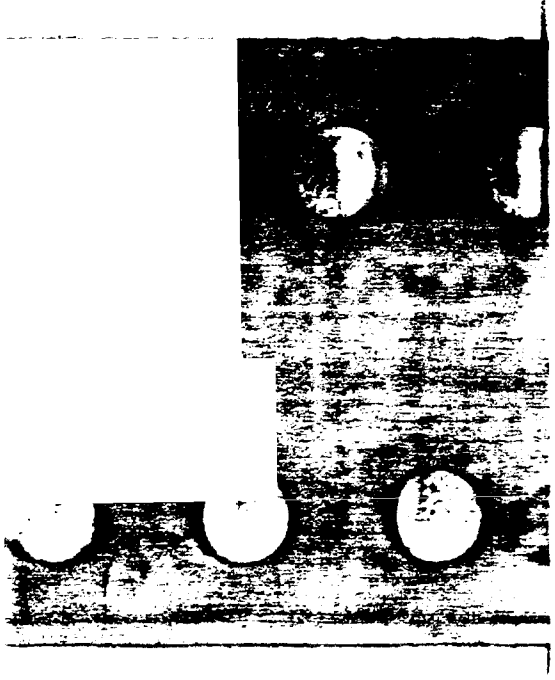
FROM
Sara J. Binkley

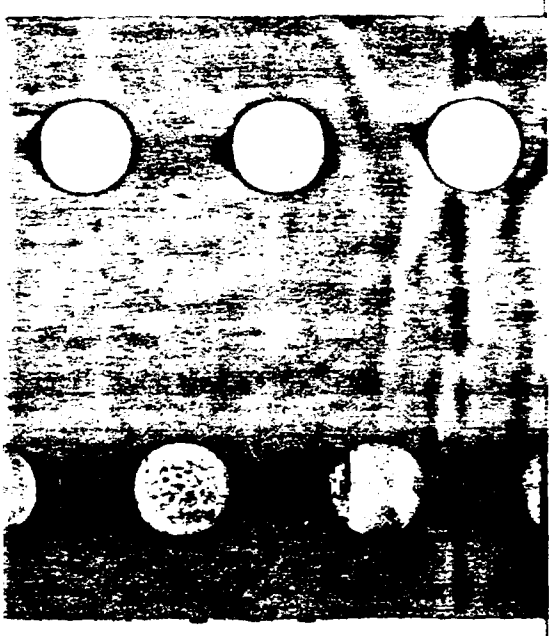
TO
Patricia Ogg

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

(continuation)
Deed of Trust executed by Sara J. Binkley to Ticor Title Co., Trustee, of record in Book 6845, page 951, said Register's office, dated April 30, 1986, to secure to Mortgage Corporation of the South, an indebtedness in the amount of $68,248.00, and any other sums which may be and become payable under the terms thereof, including but not limited to principal, interest and service fees. (See instrument for complete terms and conditions as well as possible rights and options of the mortgagee, including rights respecting assumption of the debt secured thereby.)(Record 7042, page 559)

...ment Was Prepared By:





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7829 PAGE 303

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 77736.31

CON TX	256.41
PRFEE	0.50
MDEED	6.00
TOTAL	262.91
CHECK	262.91

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/01/89 01 14:54 0001 1669

29147.

IDENTIFICATION REFERENCE

MAY 1 2 53 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 205163