STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 61,382.30

Subscribed and sworn to before me, this the 8th day of May 19 89

My commission expires: February 2, 1993 (Affix Seal)

X Jesse C. Watson
Affiant

Notary Public Kenneth C. Kant

WARRANTY DEED

BOOK 7837 PAGE 616

THIS INSTRUMENT WAS PREPARED BY
Superior Title & Escrow Services, Inc. Mail
103 Sumner Court, Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Jesse C. Watson	Lomas Mortgage USA, Inc.
126 Thistle Lane	P.O. Box 660724
STREET ADDRESS	STREET ADDRESS
Hermitage, Tennessee 37076	Dallas, Texas 75266-0724
CITY STATE ZIP	CITY STATE ZIP

MAP & PARCEL NO. 086-14-0A 126.00 CO

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, Carl A. Febles and wife, Amy Y. Febles

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Jesse C. Watson and wife, Gladys L. Watson

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 PARTICULARTY DESCRIBED AS FOLLOWS:

Being Unit 126 on the plan of Hermitage Meadows Subdivision, Stage 1 of record in Book 5200 at page 507, Register's Office for Davidson County, Tenneesee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Carl A. Febles and wife, Amy Y. Febles by deed of record in Book 7344 at page 388, said Register's Office.

This conveyance is made subject to taxes for the year 1989 and subsequent years, easements, conditions and restrictions of record.

The Grantees herein hereby agree to assume and pay the outstanding indebtedness of a promissory note executed by Andrew B. Culbreath and wife, for the benefit of Sears Mortgage Corporation, evidenced by a Deed of Trust of record in Book 6934 at page 310 as re-recorded in Book 6939 at page 172, both of the Register's Office for Davidson County, Tennessee.

3 1 6 8 5

MAY 10 9 39 AM '89

4609 05/10 0101 03CHECK 209.12

THIS IS _____ IMPROVED PROPERTY KNOWN AS 126 Thistle Lane, Hermitage, Tennessee 37076

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 hand s this 8th day of May 19 89

X Carl A. Febles
Carl A. Febles

X Amy Y. Febles
Amy Y. Febles

State of Tennessee
County of Davidson

BOOK 7837 PAGE 617

On this 8th day of May, 19 89, before me personally appeared Carl A. Febles and wife, Amy Y. Febles 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:

Febcuary 2, 1993

Notary Public Kenneth C. Ford

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:

_____

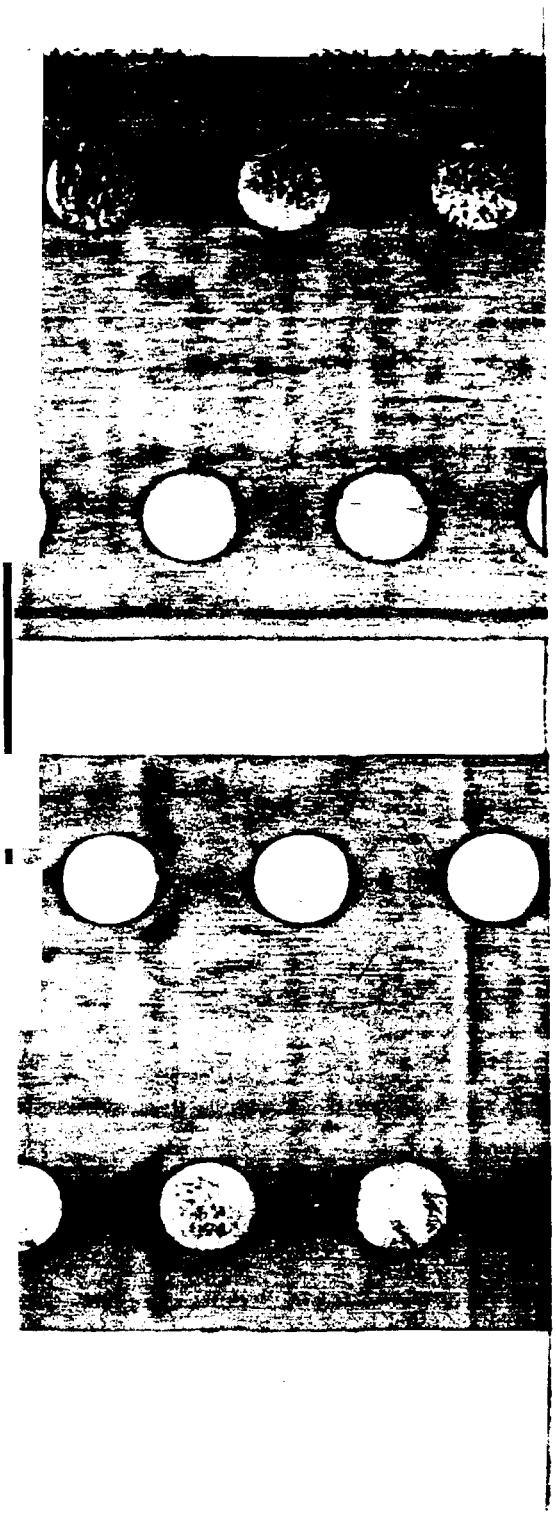
Notary Public

WARRANTY DEED

File # 9-0123

SUPERIOR TITLE
&
Escrow Services, Inc.

103 SUMNER COURT
HENDERSONVILLE, TN 37075
(615) 822-9232



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7837 PAGE 618

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 61382.30
CON TX 202.62
PRFEE 0.50
WDEED 6.00
TOTAL 209.12
CHECK 209.12

05/10/89 01 09:40 0001 4609

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

31685

IDENTIFICATION

MAR 10 9 39 AM '89

No. 208055