FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF May 19 89

Notary Public

MY COMMISSION EXPIRES: October 9, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Martha L. Isom	Atlantic Coast Mortgage	96-16-008.00 A
(NAME)	Company, its successor	
315 Lakebrink Drive	12700 Fair Lakes Circle #400	(CO)
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214	Fairfax, VA 22033	3D-91172
(CITY) (STATE) (P. O. ZIP)	(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, William B. Geiger and wife, Connie Y. Geiger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Martha L. Isom, unmarried

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. 8 on the Plan of Larchwood, Phase 1, Section 1 of record in Book 6200, Page 51, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to William B. Geiger et ux by deed from James S. Hicks, Jr. et ux, of record in Book 7234, Page 817, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Connie Y. Geiger by William B. Geiger as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 7827, Page 431, in the Register's Office for Davidson County, Tennessee.

The said William B. Geiger and William Geiger being one and the same person.

3515

IDENTIFICATION REFERENCE

MAY 23 10 28 AM '89

FELIX P. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

8813 05/23 0101 03CHECK 191.30

This is { unimproved / improved } property, known as 315 Lakebrink Drive, Nashville, TN 37214
(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 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 singular 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 19th day of May 19 89

William B. Geiger

Connie Y. Geiger
By: William B. Geiger
William B. Geiger, Attorney-in-fact

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William B. Geiger

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

Witness my hand and official seal at Antioch, Tennessee, this 19th day of May, 19 89.

Notary Public

Commission Expires October 9, 1991

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

TO

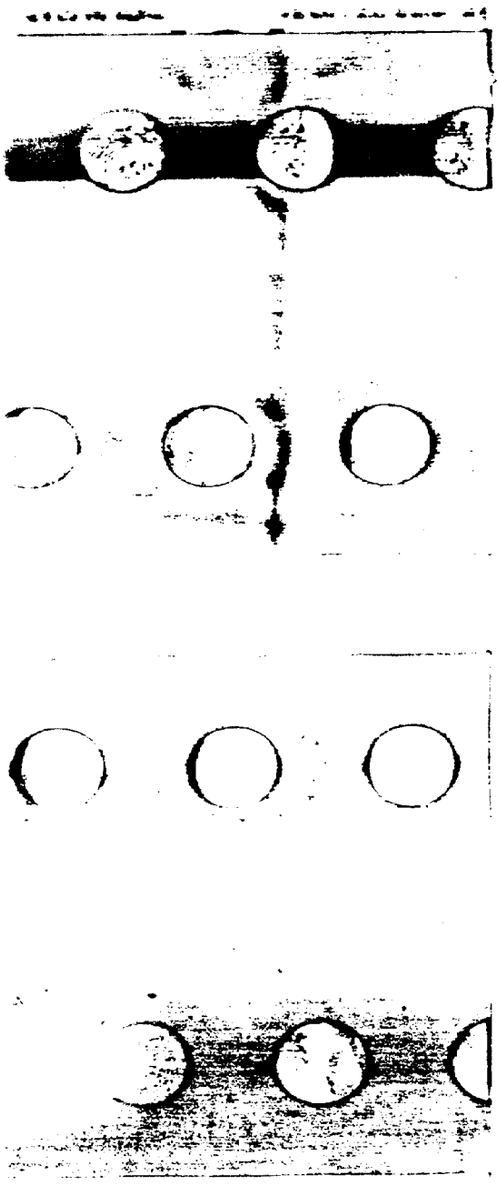
Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of May, 1989 before me personally appeared William B. Geiger, the person who executed the foregoing instrument on behalf of Connie Y. Geiger, and acknowledged that he executed the same as the free act and deed of the said Connie Y. Geiger, through Power of Attorney granted him by the said Connie Y. Geiger.

Commission expires: 10-9-91

Notary Public



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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 56000.00
CON TX 18.80
ERR CO
CON TX 18.80-
CON TX 184.80
PRFEE 0.50
MIXED 6.00
TOTAL 191.30
CHECK 191.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3513 5.

INSTRUMENT REFERENCE

MAY 23 10 28 AM '89

FELIX Z. WILSON, II REGISTER

05/23/89 01 10:27 0001 8813

No. 212198