BOOK 7852 PAGE 609

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,004.90

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th DAY OF May, 19 89

Notary Public

MY COMMISSION EXPIRES: 5-28-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

25 Century Blvd. - Suite 405, Nashville, TN 37214 111 West College Street, Murfreesboro, TN 37130 719 N. Second Street, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph T. Ferrell (NAME)	Unifirst Bank for Savings, F.A. (NAME)	MAP 150-11
3312 Oak Timber Drive (ADDRESS)	P. O. Box 1818 (ADDRESS)	PARCEL 260
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Jackson, MS 39205 (CITY) (STATE) (ZIP)	

FOR AND 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, Stephen Boyle and wife, Joan E. Boyle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph T. Ferrell and wife, Tennie M. Ferrell

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:

Being Lot No. 79 on the Plan of Lake Towne Park, Section 2 of record in Plat Book 6900, page 111, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Stephen Boyle and wife, Joan E. Boyle by deed from Jack Williams Construction Co. Inc. of record in Book 7312, page 561, Register's Office for said County.

This conveyance is made subject to restrictive covenants of record in Book 7030, page 566 said Register's Office and to the matters set forth in the above referenced plan of record.

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

THIS conveyance is subject to a Deed of Trust executed by Stephen Boyle and wife, Joan E. Boyle to R. Conner McAllister, Trustee for Bailey Mortgage Company, dated July 29, 1987, with a approximate unpaid principal balance of $80,504.90, of record in Book 7312, Page 564, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

1039 05/31 0101 03CHECK 303.50

unimproved ( )
This is improved (X) property, known as 3312 Oak Timber Drive, Antioch, TN 37013
(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 26th day of May, 19 89

Stephen Boyle

Joan E. Boyle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7852 PAGE 610

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen Boyle and wife, Joan E. Boyle

the bargainor S, 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 official seal at Nashville, Tennessee, this 26th day of May, 1989.

Commission expires 5-8-91

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

37027

MAY 31 10 13 AM '89

WARRANTY DEED

FROM

Stephen Boyle and wife, Joan E. Boyle

TO

Joseph T. Ferrell and wife, Tennie M. Ferrell

RETURN TO:

CUMBERLAND TITLE COMPANY

☒ 25 Century Blvd. - Suite 405
Nashville, Tennessee 37214

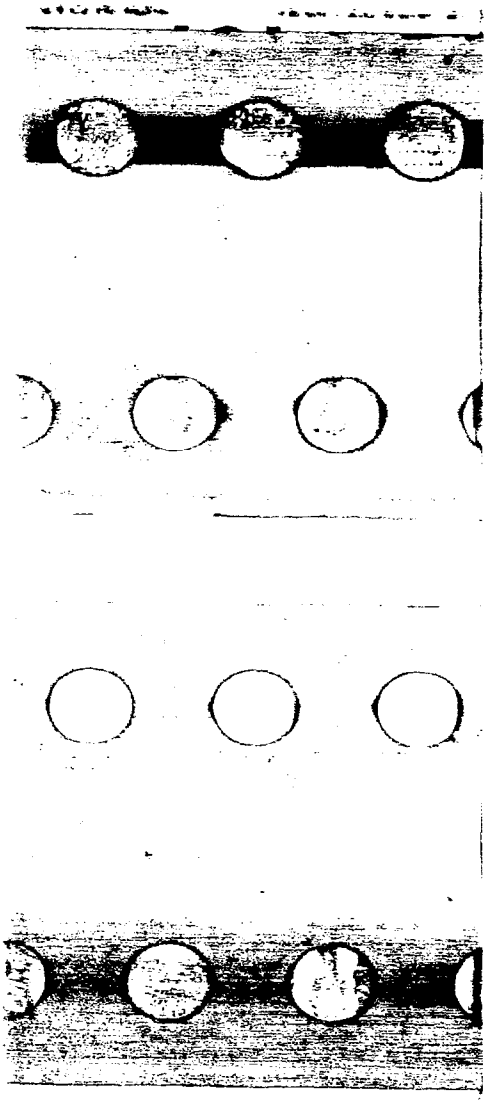
☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 719 N. Second Street
Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY - AT - LAW

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 7852 PAGE 611

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 90004.90
CON TX 297.00
PRFEE 0.50
WDEED 6.00
TOTAL 303.50
CHECK 303.50

05/31/89 01 10:14 0001 1039

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

370027

RECORDED
MAY 31 10 13 AM '89
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 214401