THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Melton E. Kendrick, Jr. 941 Plateau Parkway Nashville, TN 37205	Chemical Mortgage Company 101 East Town Street Columbus, OH 43215	8DZ63475 115-01 40

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6950 06/21 0101 03CHECK 428.27

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Floyd Gordon Hubbell and wife, Gail A. Hubbell hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Melton E. Kendrick, Jr. and wife, Donna Kay Kendrick hereinafter called the Grantee, Grantee's 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. 229 on the plan of Addition To West Meade Hills, of record in Book 3600, page 18, Register's Office for said County.

SAID Lot No. 229 fronts 130 feet on the westerly margin of Plateau Parkway and extends back 397 feet on the northerly line and 356 feet on the southerly line to a dead line in the rear, measuring 136.31 feet thereon.

BEING the same property conveyed to Floyd Gordon Hubbell and wife, Gail A. Hubbell by deed from Phillip D. Petty and wife, Bonnie D. Petty of record in Book 7428, page 886, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3616, page 584, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid principal balance of a note secured by a first mortgage deed of trust to Atlantic Coast Mortgage Company, its successors and/or assigns, of record in Book 7428, page 890, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

As part of the purchase price of the above described premises, the grantee hereby expressly assumes and agrees to pay an existing mortgage evidencedby one certain trust deed dated December 15, 1987, and filed for record December 17, 1987, in the office of the recorder**
This is (~~un~~)improved property, known as 941 Plateau Parkway, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 20th day of June, 1989.

Gail A. Hubbell
BY: Gail Smithwick, Attorney in Fact

Floyd Gordon Hubbell
BY: Gail Smithwick, Attorney in Fact

This instrument is executed on behalf of Floyd Gordon Hubbell and Gail A. Hubbell by Gail Smithwick as their Attorney in Fact pursuant to a Power o Attorney being recorded simultaneously herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to this deed and incorporated herein by reference.

STATE OF TENNESSEE
COUNTY OF _____

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

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of 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 ___self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this ____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 126,900.00.

Melton E. Kendrick, Jr.
Affiant

Subscribed and sworn to before me, this the 20th day of June, 1989.

My Commission Expires: 9-26-92

_____
Notary Public

**of deeds of Davidson County, Tennessee, in Book 7428, page 890, and note of even date thereby secured, in the original principal amount of $125,200.00 payable to Atlantic Coast Mortgage Company.

The grantee further hereby assumes the obligation of Floyd Gordon Hubbell and wife, Gail A. Hubbell under the terms of the instruments creating the loan to indemnify the Department of Veterans Affairs to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gail Smithwick, 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 on behalf of Floyd Gordon Hubbell and Gail A. Hubbell as their Attorney in Fact as the free act and deed of the within named Floyd Gordon Hubbell and Gail A. Hubbell. Witness my hand and official seal at Nashville, Tennessee, this the 20th day of June, 1989.

_____
NOTARY PUBLIC

My commission expires: 9-26-92

WARRANTY DEED

from:
Floyd Gordon Hubbell and wife, Gail A. Hubbell

to:
Melton E. Kendrick, Jr. and wife, Donna Kay Kendrick

WILKINS & IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

"EXHIBIT A"

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principals thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principals' death, disability or incapacity.

Further the Affiant saith not.

Gail Dimthwick

Affiant

Sworn to and subscribed before me this 20th day of June, 19 89.

Notary Public

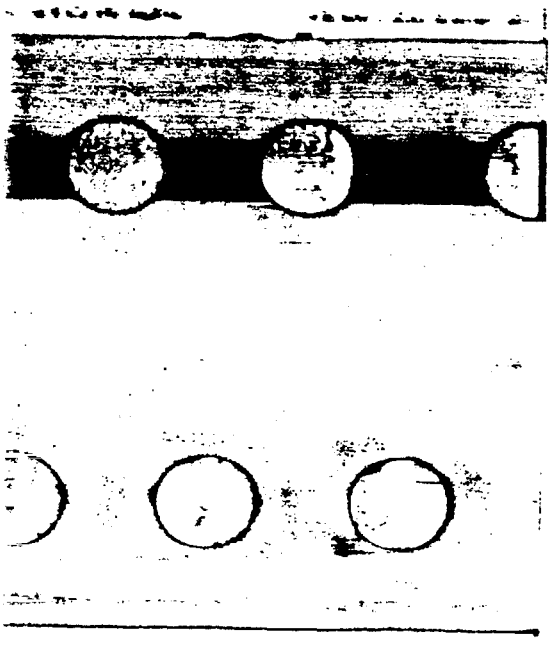
My Commission Expires: 9-24-92

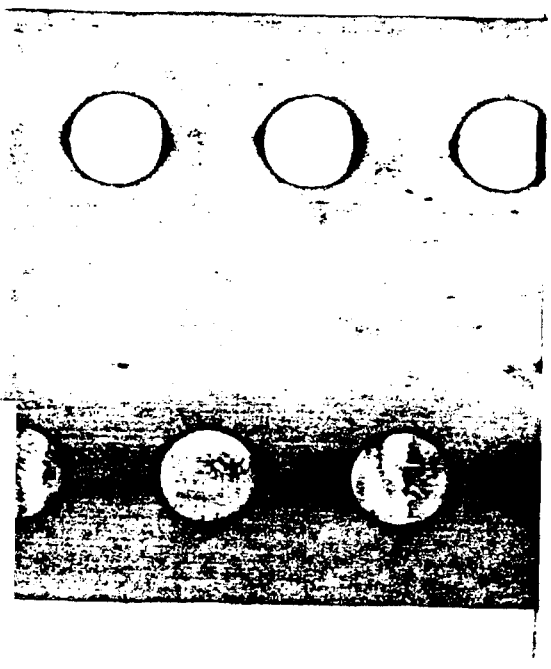
IDENTIFICATION REFERENCE

JUN 21 9 17 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

4.2 7.4.3





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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 126900.00
				CON TX 418.77
				PRFEE 0.50
				WDEED 9.00
				TOTAL 428.27
				CHECK 428.27

06/21/89 01 09:22 0001 6950

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.2 7.4.3

IDENTIFIT REFERENCE

JUN 21 9 17 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 221255