BOOK PAGE FORM NO. WB-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,500.00

Elizabeth F. Clark
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF June, 19 89

Notary Public

MY COMMISSION EXPIRES: 7-9-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James O. Kershaw	Goodwin Mortgage Corporation	135-16A
(NAME) 2524 Somerset Drive	(NAME) 48 South Prescott, Suite 1	100 CO
(STREET ADD ESS OR ROUTE NUMBER) Nashville, Tennessee 37217	(STREET ADDRESS) Memphis, Tennessee 38111	02D-54028
(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, Herb Gabora and wife, Bonita D. Gabora

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James O. Kershaw and Elizabeth F. Clark, Joint Tenants with right of Survivorship

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. 71, Plan of Subdivision for Tracts 8-10 of Nashboro Village as recorded in Book 5200, Pages 186-189, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Herb Gabora by deed from David W. Lester and wife, Babbette K. Lester as of record in Book 5833, Page 271, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to Declarations of Covenants and Restrictions as of record in Book 4827, Page 14, Supplemental Declaration of Covenants and Restrictions as of record in Book 5465, Page 561, and Amendment to Supplemental Declaration of Covenants and Restrictions as of record in Book 5588, Page 429, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to a 20 foot drainage and utility easement containing an 8 inch sewer line, 30 foot minimum building setback lines, 5 foot drainage and utility easement, and a 2.5 X 25 foot utility anchor easement.

Bonita D. Gabora herein joins to convey any and all rights and interest she may have; especially her marital rights.

This is unimproved (X) improved ( ) property, known as 2524 Somerset Drive, Nashville, Tennessee 37217
(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 my hand this 16th day of June, 19 89

Herb Gabora

Bonita D. Gabora

STATE OF TENNESSEE
Davidson County

BOOK 7870 PAGE 224

Personally appeared before me, ~~the undersigned~~, a Notary Public in and for said County and State, the within named Herb Gabora and wife, Bonita D. Gabora

the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16th day of June, 1989

Commission expires 7-9-89

Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM
Herb Gabora
and wife, Bonita D. Gabora

TO
James O. Kershaw
Elizabeth F. Clark

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

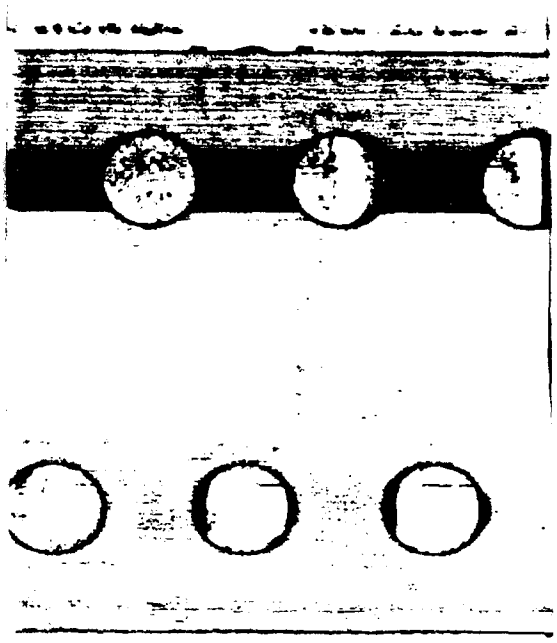
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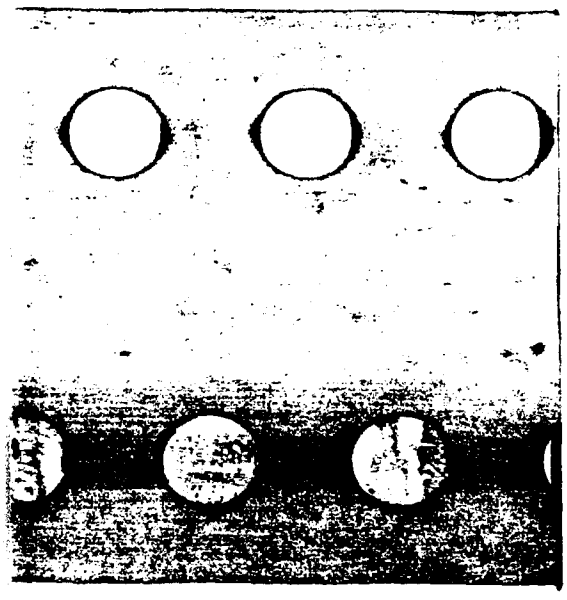
IDENTIFICATION REFERENCE

JUN 21 1 19 PM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

7192 06/21 0101 CKCHECK 394.25





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

117500.00
CON TX 387.75
PRFEE 0.50
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY [illegible] 6.00
TOTAL 394.25
CHECK 394.25

06/21/89 01 13:19 0001 7192

42966

IDENTIFICATION REFERENCE

JUN 21 1 19 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 221496