This Instrument Prepared By:

Lehman Land Title, Inc.
155 Franklin Road, Suite 151
Brentwood, Tennessee 37027

FILE BOX
#52

BOOK 7071 PAGE 581

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Eugenia F. Paxton	Tennessee Housing Development	119-14-0073.00
(NAME) 2920 Simmons Avenue	(NAME) 401 Church Street	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37211	(STREET ADDRESS) Nashville, TN 37219-2202	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)---------- *Dollars.*

Cash in hand paid by Eugenia F. Paxton and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

7768 06/22 0101 03CHECK 195.59

Douglas B. Dudley and wife, Patricia E. Dudley

have this day bargained and sold, and do hereby transfer and convey unto the said Eugenia F. Paxton

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 32, Block D, on the plan of Woodbine Courts, part 2, not of record described as follows:

Beginning at a point in the east margin of Simmons Avenue at the corner of Lots #32 and 33; thence with line between said two lots easterly 150 feet to the west line of Lot #34; thence with the line of Lots #34 and 30 northerly 95 feet to the corner of Lots #31 and 32; thence with the line between said lots westerly 150 feet to the east margin of Simmons Avenue; thence with the same southerly 95 feet to the beginning.

Being the same property conveyed to Douglas B. Dudley and wife, Patricia E. Dudley by deed from W. Jay Smith and wife, Vickye C. Smith of record in Book 6681, page 626, Register's Office for Davidson County, Tennessee.

43441

JUN 22 2 39 PM '89

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value whichever is greater, for this transfer is $ 57,300.00

Subscribed and sworn to before me this the 16th *day of* June *19*89

Affiant

My Commission expires: 5/19/91 *(Affix Seal)*

Notary Public Judy A. Lehman

This is improved (XX) unimproved ( ) property, known as 2920 Simmons Avenue Nashville, TN 37211
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 16th *day of* June *, 19* 89 *, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Douglas B. Dudley

Patricia E. Dudley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me Judy A. Lehman *, a Notary Public in and for said County and State* Douglas B. Dudley and wife, Patricia E. Dudley

the within named 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 Brentwood *, Tennessee, this* 16th *day of* June *, 19* 89

Notary Public
Judy A. Lehman

Commission expires 5/19/91

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, _____ *, a Notary Public 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* _____ *of the* _____ *, the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____ .

Witness my hand and seal, at office in _____ .
this _____ *day of* _____ *, 19* _____ .

_____ *Notary Public*

Commission expires _____

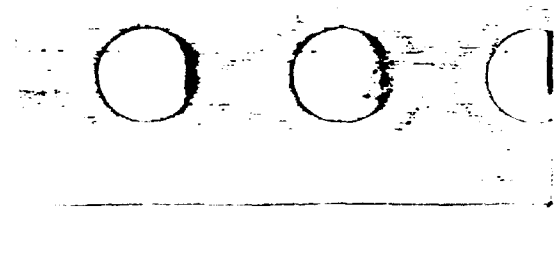
WARRANTY DEED

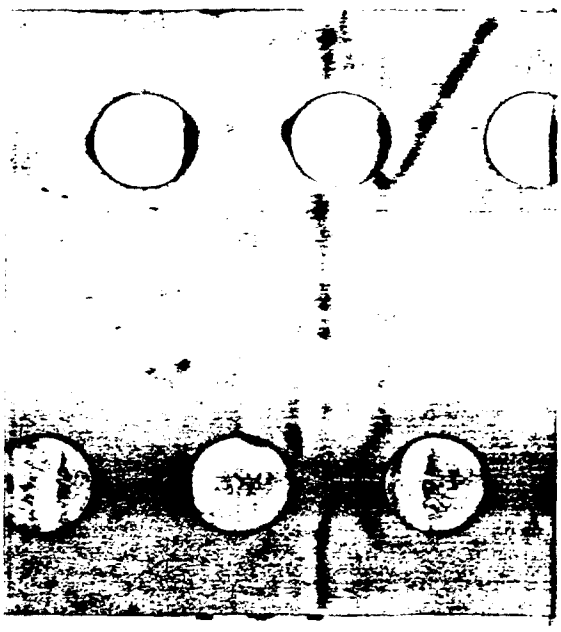
FROM
Douglas B. Dudley and wife,
Patricia E. Dudley

TO
Eugenia F. Paxton

Compliments of
LEHMAN LAND TITLE, INC.
155 Franklin Road, Suite 151
Brentwood, Tennessee 37027
Phone (615) 371-8999







OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7871 PAGE 583

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 57300.00
				CON TX 189.09
				PRFEE 0.50
				MDEED 6.00
				TOTAL 195.59
				CHECK 195.59

06/22/89 01 14:40 0001 7768

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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JUN 22 2 39 PM '89

No. 222067