BOOK [illegible] PAGE 001

FORM NO. WB-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,500.00

Tammy J. Battenberg
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June 1989

Notary Public

MY COMMISSION EXPIRES: 5/31/93

(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
Michael R. Battenberg (NAME)	Goodwin Mortgage Corporation (NAME)	85-7
3128 Edgemont Drive (STREET ADDRESS OR ROUTE NUMBER)	48 South Prescott, Suite 1 (STREET ADDRESS)	43
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38111 (CITY) (STATE) (ZIP)	03DZ-64314

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 Larry Smith and wife, Lola B. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael R. Battenberg and wife, Tammy J. Battenberg

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. 212, Stanford Country Club Estates, as of record in Book 2900, Pages 83 and 84 of the Davidson County, Register's Office.

BEING the same property conveyed to William Larry Smith and wife, Lola B. Smith by deed from Wade T. Green and wife Sandra E. Green as of record in Book 4688, Page 1, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to restrictions of record in Book 3066, Page 219, said Register's Office.

THIS conveyance is made subject to a public utility easement, drainage easement and building setback lines as of record in Book 2900, Pages 83 and 84, said Register's Office.

45499

JUN 29 2 46 PM '89

0278 06/29 0101 03CHECK 272-15

unimproved (X)
This is improved ( ) property, known as 3128 Edgemont Drive, Nashville, Tennessee 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 hands this 27th day of June, 19 89

William Larry Smith William Larry Smith

Lola B. Smith Lola B Smith

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 Larry Smith and wife, Lola B. Smith

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 27th day of June 1989.

Commission expires 5/23/93

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

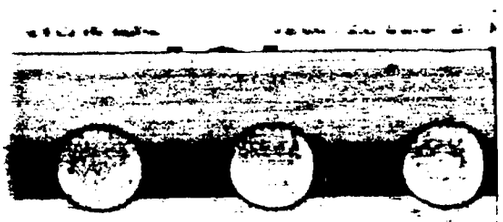
FROM
William Larry Smith

Lola B. Smith

TO
Michael R. Battenberg

Tammy J. Battenberg

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



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7877 PAGE 696

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

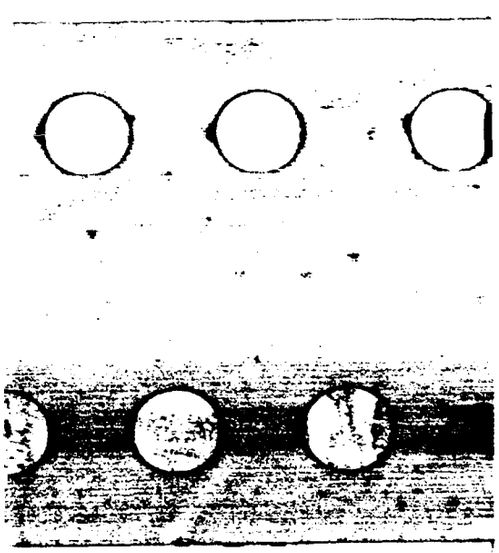
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 80500.00
				CON TX 265.65
				PRFEE 0.50
				MREED 6.00
				TOTAL 272.15
				CHECK 272.15

06/29/89 01 14:49 0001 0278

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



45499

IDENTIFICATION

JUN 29 2 46 PM '89

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 224555