FILE BOX 46

FORM No. WD-1

BOOK 7878 PAGE 335

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,308.12

Maria M. Hernández
Affiant

NOTARY PUBLIC AT LARGE — STEVEN G. WATERS — STATE OF TENNESSEE

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF June 19 89

Notary Public

MY COMMISSION EXPIRES:

My Commission Expires Nov. 21, 1992 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS – 3401 WEST END AVE. SUITE 545 – NASHVILLE, TN. 37203

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Maria M. Hernandez	National Mortgage Company	087-13-0 018.00
(NAME)	(NAME)	
817 Gina Brooke Court	4041 Knight Arnold Road	4D 12993
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076	Memphis, TN 38118	
(CITY) (STATE) (P.O. ZIP)	(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, Peter K. Doyle and Yvonne S. Hawkins (now known as Yvonne M. Doyle)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Maria M. Hernandez, unmarried

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. 154 of Valley Brooke Subdivision, of record in Book 5800, page 74, Register's Office for Davidson County, to which plan reference is here made for a more particular description thereof.

Being the same property conveyed to Peter K. Doyle and Yvonne S. Hawkins by deed from Samuel R. Pierce, Jr., Secretary of Housing and Urban Development of Washington, D.C. of record in Book 6781, page 235, Register's Office, Davidson County, Tennessee. The said Yvonne S. Hawkins having since married and is now known as Yvonne M. Doyle.

Subject to restrictions of record in Book 5903, page 668 said Register's Office.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to National Mortgage Company of record in Book 6781, page 528, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantees.

4567 O.

JUN 30 9 43 AM '89

0506 06/30 0101 03CHECK 172.49

This is unimproved ( ) improved (XX) property, known as 817 Gina Brooke Court, Hermitage, TN 37076
(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 23rd day of June, 19 89

Peter K. Doyle

Yvonne M. Doyle

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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 Peter K. Doyle and wife, Yvonne M. Doyle

the bargainor S, 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 23rd day of June, 1989

Commission expires _____

Notary Public

STEVEN G. WATERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

My Commission Expires Nov. 21, 1992

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) (they) 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

WARRANTY DEED

FROM

Peter K. Doyle and wife, Yvonne M. Doyle

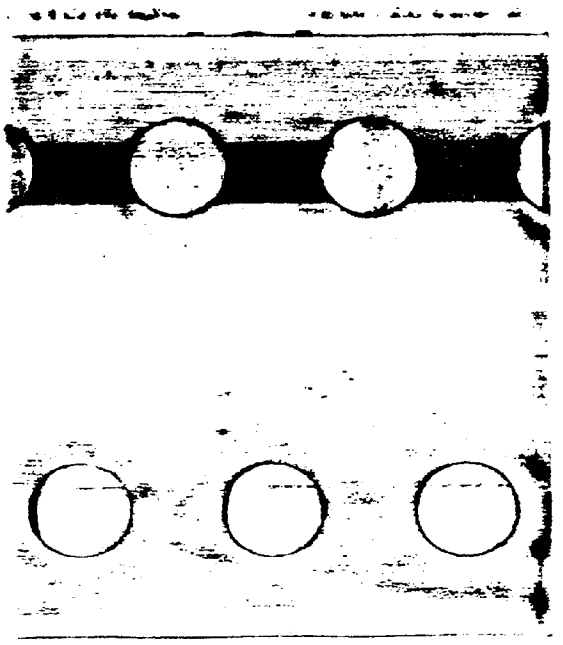
TO

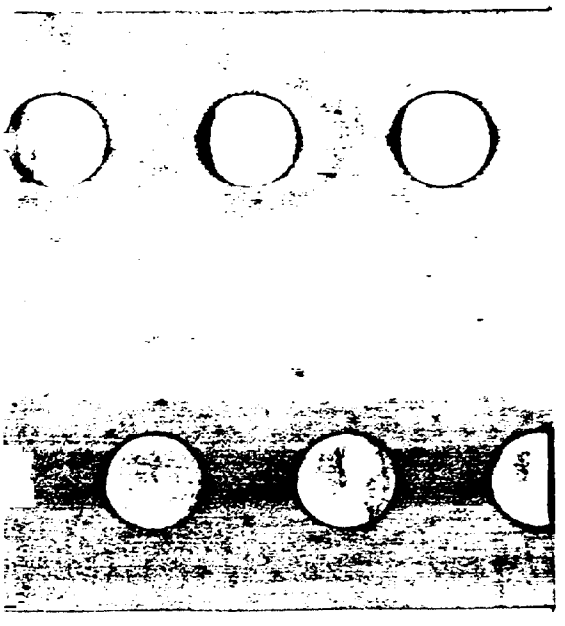
Maria M. Hernandez, unmarried

RETURN TO:

Hallmark Title Company
3401 West End Ave. Suite 545
Nashville, Tn. 37203

STEVEN G. WATERS
Attorney at Law





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 50308.12
				CON TX 165.99
				PRFEE 0.50
				WDEED 6.00
				TOTAL 172.49
				CHECK 172.49

06/30/89 01 09:45 0001 057

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45670

JUN 30 9 43 AM '89

No. 224781