BOOK 7881 PAGE

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 66,900.00

Ernest L. Fitzgerald
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June, 1989.

Patricia Spicer Carden
Notary Public

MY COMMISSION EXPIRES 7-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Ernest L. Fitzgerald et ux (NAME)	Atlantic Coast Mortgage Company (NAME)	15DA 42428
2813 Barclay Drive (STREET ADDRESS OR ROUTE NUMBER)	12700 Fair Lakes Circle, Suite 400 (STREET ADDRESS)	094-03-0-034.00
Nashville, TN 37206 (CITY) (STATE) (P O ZIP)	Fairfax, VA 22033 (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, Livingston C. Deal and wife, Bernadette P. Deal

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ernest L. Fitzgerald and wife, Lachelle Fitzgerald

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

Land in Davidson County, Tennessee, being Lot No. 217 on the plan of Section One Fortland Park, of record in Book 2663, page 61 as amended in Book 2799, page 43, Register's Office for said County.

Said Lot No. 217 fronts 80.0 feet on the southeasterly margin of Barclay Drive and extends 188.2 feet on the northeasterly line and 204.4 feet on the southwesterly line to a dead line in the rear, measuring 100.2 feet thereon.

Being the same property conveyed to Livingston C. Deal and wife, Bernadette P. Deal by deed from Thomas D. Lyle and wife, Charlene C. Lyle of record in Book 5370, page 742, Register's Office for Davidson County, Tennessee.

This coveyance is subject to restrictive covenant contained in instrument of record in Book 2753, page 612 and Book 3431, page 100, said Register's Office, and to the matters set forth in the above referenced plan of record.

4 6 8 2 4

IDENTIFICATION REFERENCE

JUL 5 2 07 PM '89

FELIX P. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 2813 Barclay Drive, Nashville, TN 37206
(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 hand this 30th day of June, 1989

Livingston C. Deal

Livingston C. Deal

Bernadette P. Deal

Bernadette P. Deal

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Livingston C. Deal and wife, Bernadette P. Deal

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 purpose therein contained.

WITNESS my hand, at office, this 30th day of June, 1989.

NOTARY PUBLIC

My commission expires:

7-13-91

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____, 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 himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Livingston C. Deal and wife,

Bernadette P. Deal

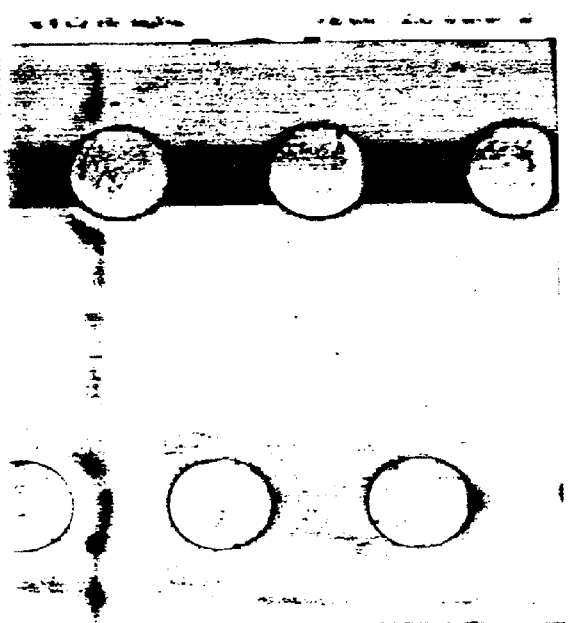
TO

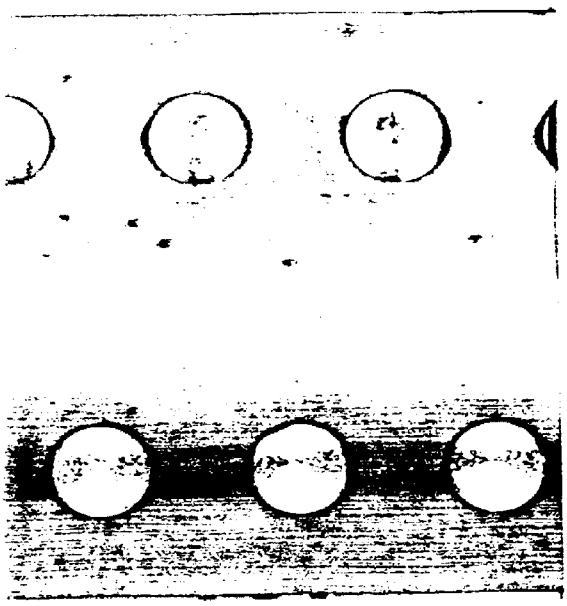
Ernest L. Fitzgerald and wife,

Lachelle Fitzgerald

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

2267 07/05 0401 CKCHECK 227.77





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 66900.00

CON TX 220.77

PRFEE 1.00

MTGFD 6.00

TOTAL 227.77

CHECK 227.77

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/05/89 01 14:10 0001 2297

46824

IDENTIFICATION REFERENCE

Jul 5 2 07 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 226016