This prepared by:
Mark E. Morrison
323 Union Street
Nashville, Tennessee 37201

Box 21

WARRANTY DEED BOOK 7903 PAGE 48

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Steve Lattman and David B. Yount 3936 Keeley Drive Nashville, TN 37221	Chemical Mortgage Co. 101 East Town Street Columbus, OH 43215	148-14 039 05DU 46751

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, HENRY D. PIERCE AND WIFE, EMILY S. PIERCE (the "Grantor") have bargained and sold, and by these presents does transfer and convey unto the said STEVE LATTMAN AND DAVID B. YOUNT, as tenants in common (the "Grantee"), their successors and assigns, all of their right, title and interest in and to that certain land in Davidson County, State of Tennessee more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 44, on the Plan of Blanchard Heights, as shown on plat of record in Plat Book 2663, page 62 and 63, as corrected by Book 2856, page 437, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the property conveyed to Henry D. Pierce and wife, Emily S. Pierce by deed of record in Book 7700, page 852, Register's office for Davidson County, Tennessee.

This conveyance is subject to:

1. Easement(s) to Metropolitan Government of Nashville and Davidson County, Tennessee, as set forth in instrument recorded in Book 6335, page 765.

2. Restrictions and Easements contained in Book 2795, page 99.

3. All matters shown on Plat recorded in Book 2663, page 62 and 63, as corrected by instrument of record in Book 2856, page 437.

4. Deed of Trust securing Atlantic Coast Mortgage Company the payment of a Note in the amount of $63,050.00 of record in Book 7334, page 293. Said Deed of Trust has been assigned to Chemical Mortgage Company by virtue of an unrecorded assignment referred to in instrument of record in Book 7700, page 852.

5. Current year real property taxes.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever. And Grantor does covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as stated above. And Grantor does further covenant and bind themselves, their heirs and representatives to warrant and forever defend the title to the said land to the said Grantee, their successors and assigns, against the lawful claims of all persons, whomever.

Whenever used, the singular number shall includ
the plural the singular, and the use of any ger
applicable to all genders.

WITNESS our hands this 1st day of
1989.

Henry D G
HENRY D. PIERCE

Emily S. Pierce
EMILY S. PIERCE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersi
Public in and for said County and State, HENRY D. PI
S. PIERCE, with whom I am personally acquaint
acknowledged that they executed the within instr
purposes therein contained.

WITNESS my hand and official seal
Tennessee, this 1st day of August, 19

NOTARY PUBLIC
My Commission Expires

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfe
property (whichever is greater) is $64,879.54.

David B. You
Affiant

Subscribed and sworn before me this
August, 1989.

NOTARY PUBLIC
My Commission Expires

OFF REC

5387 9

IDENTIFICATION

Aug 1 10 42 AM '89

1092

yount.wd

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7903 PAGE 50

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 64879.54
CON TX 214.17
PRFEE 1.00
WDEED 6.00
TOTAL 221.17
CHECK 221.17

08/01/89 01 10:46 0001 1092

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5387 9

IDENTIFICATION REFERENCE

AUG 1 10 42 AM '89

FELIX Z. WILKINS REGISTER
DAVIDSON COUNTY, TN

No. 233440