ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Mr. & Mrs. James A. Cayton (NAME)	SAME (NAME)	
645 Topeka Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	75-8-27
Hermitage Tn 37076 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

BOOK 7950 PAGE 685

WARRANTY DEED

For and in consideration of the sum of Ten and no/100 ---------- ($10.00)------- DOLLARS

cash and other good and valuable consideration paid by James A. Cayton and wife, Donna D. Cayton, and subject to a deed of trust to Frank W. Clark, Trustee, dated May 9, 1977, and filed in Book 5154, Page 503, Register's Office for Davidson County, Tennessee, in the original principal amount of $28,000.00, which remaining balance James A. Cayton and wife, Donna D. Cayton expressly assume and agree to pay; and also hereby assume and agree to pay all the obligations of James E. Bruce, Jr., under the terms of the instrument creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned; as provided by Title 38, Chapter 37, Section 1801, et seq., U.S.C.A., and the regulations promulgated pursuant thereto, we James E. Bruce, Jr. and wife, Betty D. Bruce,

have bargained and sold, and by these presents do transfer and convey unto the said James A. Cayton and wife, Donna D. Cayton,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 227, on the Map of Tulip Grove Subdivision, Section 4, as of record in Book 4175, page 12, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to James E. Bruce, Jr. and wife, Betty D. Bruce, by deed from Frank Denmore Downs and wife, Lucille L. Downs, by deed of record in Book 5154, Page 501, Register's Office for Davidson County, Tennessee.

FILED
OCT 2 9 05 AM '89
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

7.0 4 5 4.

unimproved ( )

This is improved (X) property, known as 645 Topeka Drive (House Number) (Street)

Hermitage, Tennessee 37076

(P.O. Address) (City or Town) (Zip Code)

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.

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 29th day of September 19 89

James E. Bruce Jr.
Betty D. Bruce

James A. Cayton
Donna D. Cayton

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 7950 PAGE 686

Personally appeared before me, D. Ronald Ingram, a Notary Public in and for said County and State, the within named James E. Bruce, Jr., and wife, Betty D. Bruce, and James A. Cayton and wife, Donna D. Cayton

the 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 purposed therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 29th day of September, 19 89.

My commission expires 3-3-92 Notary Public D. Ronald Ingram

STATE OF TENNESSEE

COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as and attesting the same by the said as .

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

Commission expires Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $69,000.00

This is equal to or greater than the property would bring at a fall and voluntary sale James A Cayton

Sworn to and subscribed before me

this 29th day of September, 19 89.

My commission expires 3-3-92 Notary Public D. Ronald Ingram

This instrument was prepared by:

INGRAM & LOWE ATTORNEYS, 405 Two Mile Pike, Goodlettsville, TN 37072 (615) 859-9665

Name Address

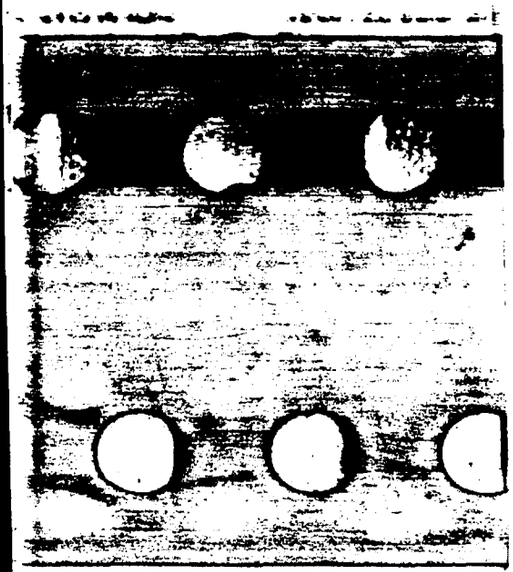
WARRANTY DEED

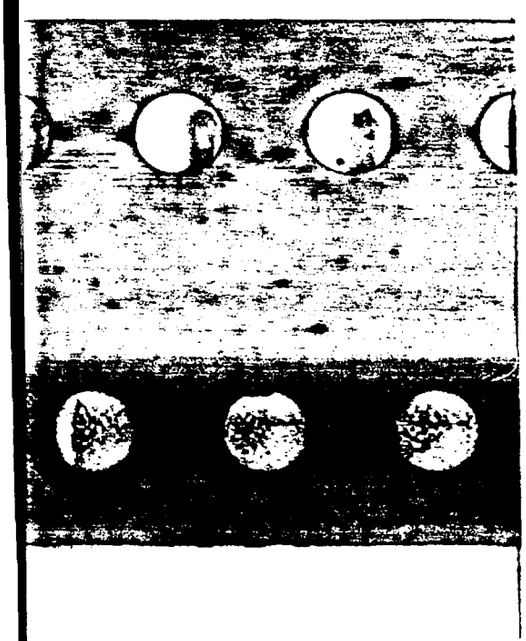
FROM

TO

1545 10/02 0101 03CHECK 234.70

INGRAM AND LOWE
ATTORNEYS AT LAW
COLONIAL SQUARE
405 TWO MILE PIKE
GOODLETTSVILLE, TENNESSEE 37072





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 7950 PAGE 687

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	69000.00
CON TX	227.70
PRFEE	1.00
MTGEED	6.00
TOTAL	234.70
CHECK	234.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/02/89 01 09:07 0001 1545

7.0454

IDENTIFICATION REFERENCE

OCT 2 9 06 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 253764