Box 22

BOOK 7950 PAGE 888 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,500.00

Timothy D. Luna
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF September, 19 89

Notary Public

MY COMMISSION EXPIRES: 1/7/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Timothy D. Luna	ATLANTIC COAST MORTGAGE COMPANY	102-3-99
(NAME)	(NAME)	
6518 Marauder Drive	12700 Fair Lakes Cr., Suite 400	08DA-34352
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209	Fairfax, VA 22033	
(CITY) (STATE) (P.O.ZIP)	(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, Michael M. Catalano and Rita D. Catalano

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy D. Luna and wife, Lynn T. Luna

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. 1339, on the Plan of Charlotte Park, Section 18, of record in Book 3600, pages 51 and 52, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1339 fronts 79.00 feet on the easterly margin of Marauder Drive and extends back 156.2 feet on the northerly line and 158.4 feet on the southerly line to a dead line in the rear, measuring 64.4 feet thereon.

BEING the same property conveyed to Michael M. Catalano and wife, Rita D. Catalano, by deed from Charles W. Austin and wife, Sarabeth J. Austin, of record in Book 5311, page 561, Register's Office for Davidson County, Tennessee. Said parties have since divorced and subject property is vested in Michael M. Catalano and Rita D. Catalano, tenants by the entireties pursuant to Final Decree, Docket No. 89D-1762, Fourth Circuit Court for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Michael M. Catalano and Michael Martin Catalano are one in the same person.

Rita D. Catalano and Rita Darlene Catalano are one in the same person.

unimproved
This is improved (X) property, know as 6518 Marauder Drive, Nashville, TN 37209
(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 convenant 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 their hands this 29th day of September, 19 89

Michael M. Catalano

Rita D. Catalano

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 Michael M. Catalano and Rita D. Catalano

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 29th day of September, 19 89.

Commission expires 11-12-89

Notary Public

* or proved to me on the basis of satisfactory evidence.

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

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

FROM

Michael M. Catalano and Rita D. Catalano

TO

Timothy D. Luna and wife, Lynn T. Luna

1640 10/02 0101 03CHECK 26.

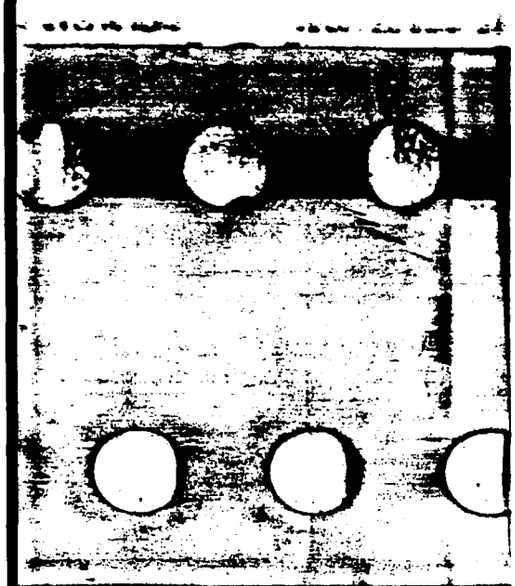
DAVIDSON COUNTY, TN

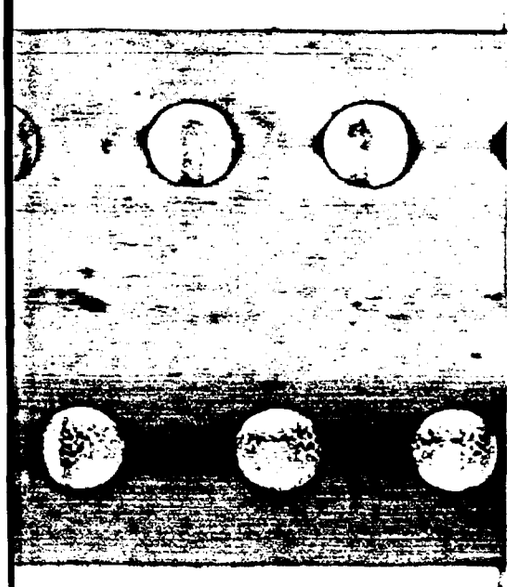
Oct 2 10 16 AM '89

IDENTIFICATION REFERENCE

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

7052 9.





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 77500.00
CON TX 255.75
PRFEE 1.00
WDEED 6.00
TOTAL ~~262.75~~
CHECK ~~262.75~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/02/89 01 10:17 0001 1640

7.0525.

IDENTIFICATION REFERENCE

OCT 2 10 16 AM '89

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN

No. 253859