Map

THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

BOOK 7959 PAGE 378

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LARRY RAY FERRELL	Sterling Savings Bank	MAP 83-9
(NAME)	(NAME)	
1300 Gartland Avenue	28400 Northwestern Hwy #400	PARCEL 72
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37206	Southfield, MI 48034	18W 01250
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of FIFTY SEVEN THOUSAND NINE HUNDRED EIGHTY AND 67/100---- *Dollars,*

STEPHEN M. SERMONET and wife, LISA E. SERMONET

have this day bargained and sold, and do hereby transfer and convey unto the said LARRY RAY FERRELL, unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

BEING the easterly 49.0 feet of Lot No. 4, Block 2, on the Plan of D.H. Bailey's Subdivison, as of record in Book 161, page 73, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 4 fronts 49.0 feet on the southerly side of Gartland Avenue and runs back between parallel lines, 160.0 feet to a dead line in the rear.

BEING the same property conveyed to Stephen M. Sermonet and wife, Lisa E. Sermonet by deed from James A. Welck, Jr. and wife, Vicki C. Welck, of record in Book 6262, page 885, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust in favor of Capitol Mortgage of record in Book 6262, page 888, Register's Office for Davidson County, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 57,980.67

Affiant

Subscribed and sworn to before me this the 10th *day of* October, 19 89

My commission expires March 11, 1990 *(Affix Seal)*

Notary Public

This improved/unimproved property known as 1300 Gartland Avenue, Nashville, Tennessee 37206
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons

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 10th *day of* October *19* 89 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date*

STEPHEN M. SERMONET

LISA E. SERMONET

BOOK 7959 PAGE 379

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Mitchell A. Watts, *a Notary Public in and for said County and State* STEPHEN M. SERMONET and wife, LISA E. SERMONET

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 purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee, *this* 10th *day of* October, *19* 89

Mitchell A. Watts
Notary Public

Commission expires March 11, 1990

Mitchell A. Watts
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *self to be* _____ *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* _____ *self as* _____

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

_____ *Notary Public*

Commission expires _____

73511

IDENTIF. REFERENCE

Oct 12 10 08 AM '89

FELIX Z. WILSON CLERK & REGISTER
DAVIDSON COUNTY TN.

5101 10/12 0101 03CHECK 198.40

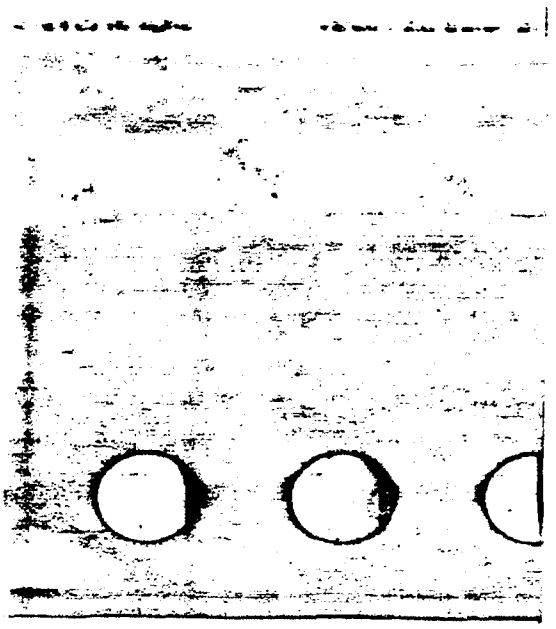
WARRANTY DEED

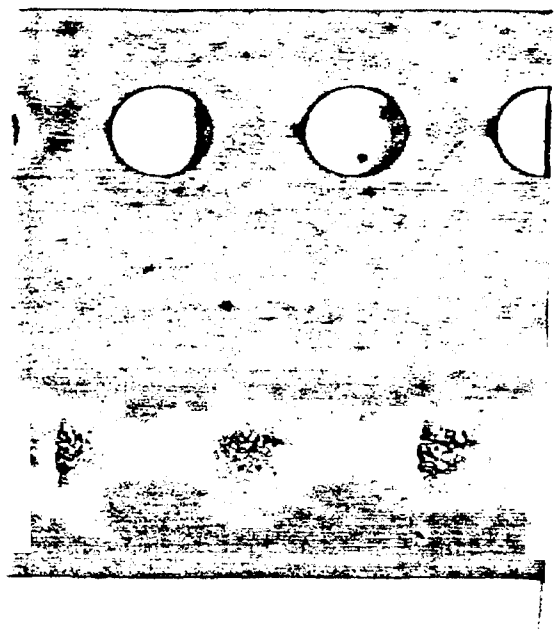
FROM

STEPHEN M. SERMONET and wife,
LISA E. SERMONET

TO

LARRY RAY FERRELL, unmarried





OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7959 PAGE 380

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 57980.67
CON TX 191.40
PRFEE 1.00
WDEED 6.00
TOTAL 198.40
CHECK 198.40
10/12/89 01 10:09 0001 5101

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7351 I

IDENTIF. REFERENCE

OCT 12 10 08 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 257272