FILE BOX "7" FILE NO. 25395

FORM NO. WD-1

BOOK 7970 PAGE 461

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,894.88

Edward D. Pitts Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF OCTOBER, 19 89

Notary Public

MY COMMISSION EXPIRES: 12-31-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EDWARD D. PITTS, JR. (NAME)	UNIFIRST BANK FOR SAVINGS,F.A. (NAME)	150-14-27
409 Hickory Timber Ct. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1818 (STREET ADDRESS)	2D-76571
Antioch, TN. 37013 (CITY) (STATE) (P.O ZIP)	Jackson, Mississippi 39215-1818 (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, WILLIE A. BOONE and wife, BARBARA L. BOONE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDWARD D. PITTS, JR., and wife, GINA A. PITTS,

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. 68 on the Plan of Lake Towne Park, Section 3, of record in Plat Book 6900, Page 355, Register's Office for said County, to which reference is made for a more complete description.

BEING the same property conveyed to Willie A. Boone and wife, Barbara L. Boone by deed from Jack Williams Construction Company, Inc., of record in Book 7490, page 626, 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 Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to BAILEY MORTGAGE COMPANY, of record in Book 7490, page 629, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH UNIFIRST BANK FOR SAVINGS, F.A.

This is unimproved ( ) improved (X) property, known as 409 Hickory Timber Court, Antioch, Tennessee 37013
(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 hands this 25th day of October, 19 89

Willie A. Boone
WILLIE A. BOONE

Barbara L. Boone
BARBARA L. BOONE

BOOK 7970 PAGE 462

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named WILLIE A. BOONE and wife, BARBARA L. BOONE

the bargainors, 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 25th day of October, 1989.

Commission Expires 11-21-92

Janet S. Davis
Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

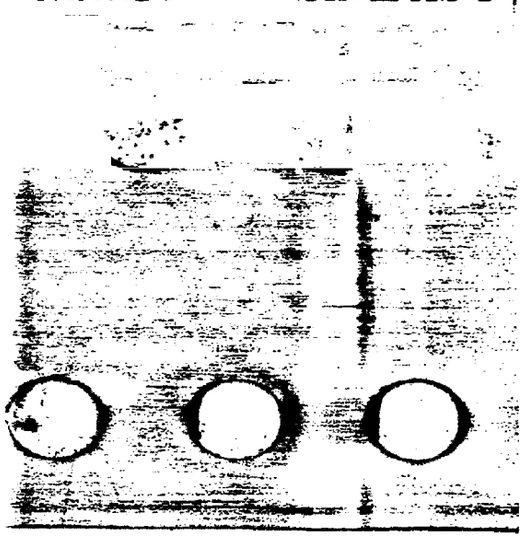
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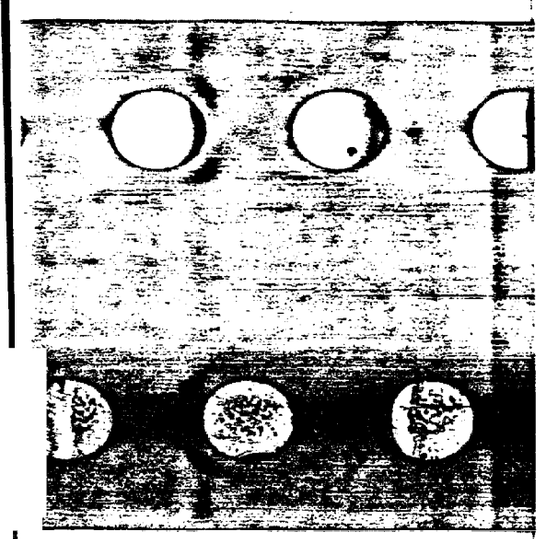
IDENTIF. TREFERENCE

Oct 30 10 30 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

9853 10/30 0101 03CHECK 267.37





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

RECEIVED OF _____

FOR _____

BOOK 7970 PAGE 463

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 78894.88
CON TX 260.37
PRFEE 1.00
WDEED 6.00
TOTAL 267.37
CHECK 267.37

10/30/89 01 10:31 0001 9853

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

77480

IDENTIF. REFERENCE

OCT 30 10 30 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 261955