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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Donald W. Ellingsworth
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF November, A.D. 1989

Notary Public

MY COMMISSION EXPIRES: 5/22/93

(AFFIX SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME		ADDRESS
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
Donald W. & Linda L. Ellingsworth (NAME)	The Kislak Organization (NAME)	Map 74-8
7039 Bonnavent Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 024409 (STREET ADDRESS)	Par. 36
Hermitage, TN 37076 (CITY) (STATE) (P O ZIP)	Miami, FL 33102-5409 (CITY) (STATE) (ZIP)	4D-33856

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. Clifford O. Howard, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald W. Ellingsworth and wife, Linda L. Ellingsworth

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:

BEING Lot No. 785 on the Plan of Hermitage Hills Subdivision, Section 7, of record in Book 3300, pages 62 and 63, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Clifford O. Howard by deed from Comer Chaffin, Jr., unmarried, of record in Book 7786, page 291, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assume and agree to pay the unpaid balance on the existing mortgage held by The Kislak Organization of record in Book 5264, page 300, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee.

7834 11/28 0101 03CHECK 238.00

THIS conveyance subject to Restrictive Covenants of record in Book 3399, page 446 and Book 3404, page 165, and such easements and setback lines of record in Book 3300, pages 62 and 63, said Register's Office.

unimproved ( )
This is improved (X) property, known as 7039 Bonnavent Drive (House Number) (Street) Hermitage, TN 37076 (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 Whereever 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 my hand this 27th day of November, 19 89

Clifford O. Howard

Clifford O. Howard

STATE OF TENNESSEE)
Davidson COUNTY)

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Personally appeared before me, Clifford O. Howard
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand, at office, this 28th day of November 19 89.

My Commission Expires 5/22/93

Notary Public

STATE OF TENNESSEE)
_____ COUNTY)

(AFFIX SEAL)

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the

("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

WARRANTY DEED

FROM
Clifford O. Howard

TO
Donald W. Ellingsworth and wife,
Linda L. Ellingsworth

This form compliments of:

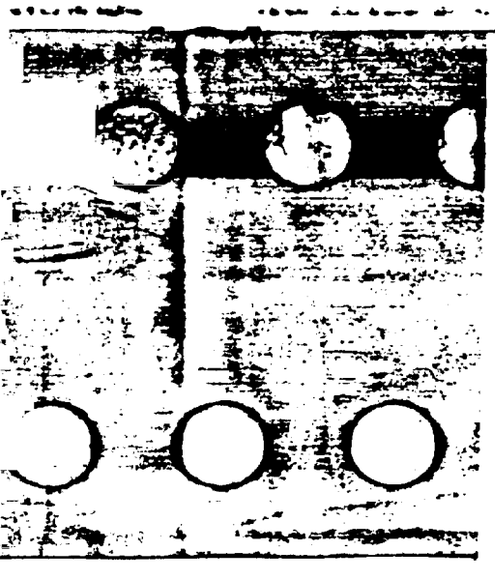
title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

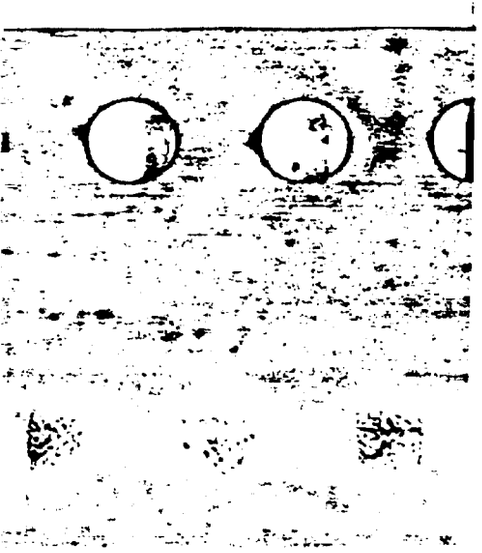
8 4 9 1 0

IDENTIF. TREFERENCE

Nov 28 11 30 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.





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

RECEIVED OF _____

FOR _____

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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 70000.00
CON TX 231.00
PRFEE 1.00
MDEED 6.00
TOTAL 238.00
CHECK 238.00

11/28/89 01 11:28 0001 7834

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

84910

IDENTIF. TREFERENCE

NOV 28 11 30 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 270627