FORM NO. WD-1

BOOK 7993 PAGE 442

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOX 16

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,049.19

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF November, 19 89

Notary Public

MY COMMISSION EXPIRES: 7-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
David R. Weinberger et ux (NAME)	Independence One Mortgage Corp. (NAME)	02D 76133
425 Hampstead South (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 5150 (STREET ADDRESS)	149-01-0-B
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Southfield, MI 48086 (CITY) (STATE) (ZIP)	090.00CO

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, James C. Simpson and wife, Patricia H. Simpson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David R. Weinberger and wife, Jewell P. Weinberger

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. 249 on the plan of a Planned Unit Development, Phase III, Piccadilly Square, of record in Book 6250, pages 892, 893 and 894, Register's Office for said County to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to James C. Simpson and wife, Patricia H. Simpson by deed from Roussel Construction Co., Inc. of record in Book 7650, page 833, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Declaration of Covenants, Conditions and Restrictions of record in Book 6236, page 683; Book 6295, page 506; Book 6295, page 520; Book 6295, page 534; Book 6355, page 322; Book 6300, page 409; Book 6306, page 833; Book 6496, page 100; Book 6496, page 107; Book 6496, page 114; Book 6518, page 184 and Book 6518, page 190, all in said Register's Office, and to the matters set forth in the above referenced plan of record.

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 of record in Book 7650, page 836, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

unimproved ( ) This is improved (X) property, known as 425 Hampstead South (House Number) (Street) Antioch, TN 37013 (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 hand s this 27th day of November, 19 89

James C. Simpson

Patricia H. Simpson

1983

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tenneesee
County of WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public of said county, James C. Simpson and wife, Patricia H. Simpson

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 purpose therein contained.

WITNESS my hand, at office, this 27th day of November, 1989.

NOTARY PUBLIC

My commission expires:
2-13-91

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ 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 himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____,
this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

8527 IDENTIF. REFERENCE
Nov 29 11 13 AM '89
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

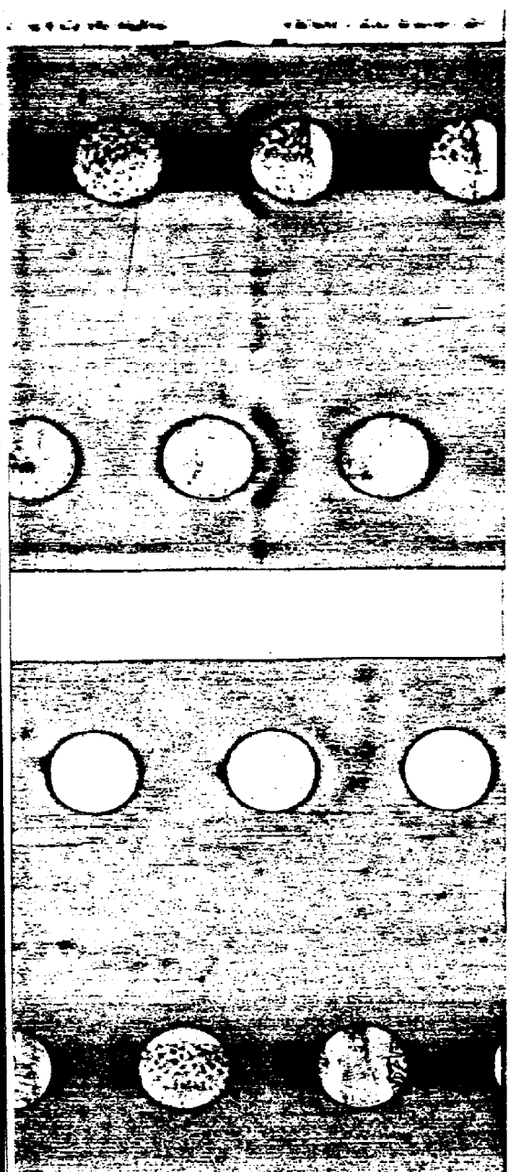
WARRANTY DEED

FROM
James C. Simpson and wife,
Patricia H. Simpson

TO
David R. Weinberger and wife,
Jewell P. Weinberger

8262 11/29 0101 03CHECK 366.70

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027



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 109049.19
CON TX 359.70
PRFEE 1.00
WDEED 6.00
TOTAL 366.70
CHECK 366.70

11/29/89 01 11:12 0001 8262

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

85271

IDENTIF. REFERENCE

Nov 29 11 13 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 271050