THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Horace Gaddis, Jr. 3140 Lake Drive Hermitage, TN 37076	Murray Mortgage Co. P.O. Box 809038 Dallas, TX 75380	086-14B 067C 04D-92309

WARRANTY DEED

BOOK 7995 PAGE 524

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Samuel C. Davis and wife, S. Elizabeth Davis hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Horace Gaddis, Jr. hereinafter called the Grantee, Grantee's 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. 113 on the plan of Revised Final Plat of Fleetwood Subdivision, Phase One, of record in Book 6900, Page 465, Register's Office for said County.

SAID Lot No. 113 fronts 50.00 feet on the easterly margin of Lake Drive and extends back 128.64 feet on the northerly line and 126.31 feet on the westerly line to a dead line in the rear, measuring 50.05 feet thereon.

BEING the same property conveyed to Samuel C. Davis and wife, S. Elizabeth Davis, by deed from Ken Lokey Homes, Inc., of record in Book 7620, Page 217, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the covenants, conditions and restrictions of record in Book 7170, Page 987 and Book 7171, Page 4, both in the 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 the unpaid balance of a note secured by a first mortgage deed of trust to CTX Mortgage Company, of record in Book 7620, page 220, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

This is (~~not~~) improved property, known as 3140 Lake Drive, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 13 day of NOVEMBER, 19 89.

Samuel C. Davis

S. Elizabeth Davis

STATE OF TENNESSEE
COUNTY OF Shelby

On this 13th day of November 19 89, before me personally appeared Samuel C. Davis and S. Elizabeth Davis, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: My Commission Expires Aug. 29, 1992

Notary Public

NOTARY PUBLIC
SHELBY COUNTY
TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7995 PAGE 525

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 100,622.18.

_____
Affiant

Subscribed and sworn to before me, this the 28th day of November, 1989.

My Commission Expires: Oct 9, 1991

CHRISTY WILKINS IVEY
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

_____
Notary Public

WARRANTY DEED

from:

to:

WILKINS & IVEY

Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

8792 11/30 0101 03CHECK 338.98

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.
Nov 30 3 38 PM '89

IDENTIF. REFERENCE

11598

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7995 PAGE 526

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 100622.18
				CON TX 331.98
				PRFEE 1.00
				MDEED 6.00
				TOTAL 338.98
				CHECK 338.98

11/30/89 01 15:35 0001 8992

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

85911

IDENTIF. TREFERENCE

Nov 30 3 38 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 271768