Box 53

BOOK 7999 PAGE 711 FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~58,826.52~~

Barbara Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF December, 19 89

Carolyn Dellis
Notary Public Carolyn Dellis

MY COMMISSION EXPIRES: January 23, 1993

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
VICKY V. KLEIN, ATTORNEY — 405 Two Mile Pike — Goodlettsville, Tennessee 37072

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE	MAP-PARCEL NUMBERS
BARBARA DAVIS	STANDARD FEDERAL SAVINGS BANK	MAP
(NAME)	(NAME)	
1432 GREENWOOD AVENUE	P. O. BOX 9481	PARCEL
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TN 37206	GAITHERSBURG, MARYLAND 20898-9481	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 H. WINFREY, UNMARRIED AND ANDREA L. DANIELS, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BARBARA DAVIS

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.

TRACT NO. 1: Land in Davidson County, Tennessee, being the westerly 50 feet of Lot No. 19 and 20 and the westerly 50 feet of the northerly 34 feet of Lot No. 18 on the Map of Sharpe and Horn's Subdivision of Elwood Place as of record in Book 332, page 18, Register's Office for Davidson County, Tennessee, and described as follows:

Said part of Lots Nos. 18, 19 and 20 front 50 feet on the southerly side of Greenwood Avenue and runs back between parallel lines with the easterly margin of an alley 125 feet to a dead line.

TRACT NO. 2: Land in Davidson County, Tennessee, being the northerly 4 feet of the westerly 50 feet of Lot No. 17 and the southerly 16 feet of the westerly 50 feet of Lot No. 18 on the Map of Sharpe and Horn's Subdivision of Elwood Place as of record in Book, page 18, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point on the easterly margin of the first alley west of Chapel Avenue, formerly Hunter Lane, at the southwest corner of parts of Lots Nos. 18, 19 and 20 on said Plan conveyed to James Arthur Jones and wife by deed from Tom R. Knowles and wife of record in Book 1758, page 317, said Register's Office; thence with the easterly margin of said alley, southwardly 20 feet; thence eastwardly 50 feet; thence northwardly 20 feet to the southeast corner of said Jones property; thence with the southern boundary line of said Jones property westwardly 50 feet to the beginning.

BEING the same property conveyed to James H. Winfrey and Andrea L. Daniels, both being unmarried, by deed of record in Book 6608, page 249, Register's Office, Davidson County, TN.

This is unimproved ( ) improved (X) property, known as 1432 GREENWOOD AVENUE, NASHVILLE, TN 37206
(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 heir 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 covey 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 ~~1st~~ day of ~~December~~ 19 ~~89~~

Andrea L. Daniels
ANDREA L. DANIELS, UNMARRIED

James H. Winfrey
JAMES H. WINFREY, UNMARRIED

BOOK 7999 PAGE 712

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES H. WINFREY AND ANDREA L. DANIELS

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 1st day of December 19 89

Commission expires 1/23/93

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the within named bargainor, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

RETURN TO:
EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

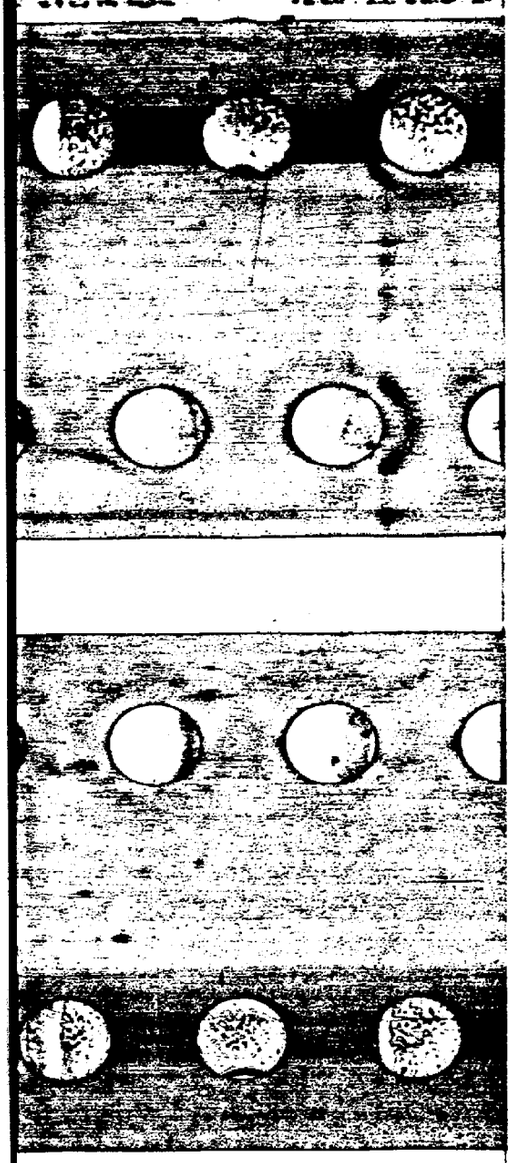
87350

IDENTIF. REFERENCE

Dec 6 10 00 AM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

2213 12/06 0101 03CHECK 201.04



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7999 PAGE 713

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	58826.52
			CON TX	194.04
			PRFEE	1.00
			WDEED	6.00
			TOTAL	201.04
			CHECK	201.04
12/06/89	01		10:00 0001	2213

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87350

IDENTIF. REFERENCE

Dec 6 10 00 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 273410