W A R R A N T Y D E E D

THIS DEED PREPARED BY:

MOSE J. DAVIE - 2318
1026 Fourth Avenue, North
Nashville, TN 37219
(615) 256-6119
Attorney At Law

MAP AND PARCEL NUMBERS:

136-14-24

Field Book Number:

2D-62694

BOOK 8002 PAGE 635

For and in consideration for the sum of Three-Thousand-Dollars ($3,000.00), cash in hand paid to us, the receipt of which is hereby acknowledged, and for the Grantee assuming an indebtness by deed of trust executed by ARTHUR C. BAILEY and wife, TRIA L. BAILEY, to Delta Title Company, Trustee, in the sum of Eighty-Seven-Thousand-Nine-Hundred-Three-Dollars-And-Fifty-Nine-Cents ($87,903.59), of record in Book 7097, Page 27, Register's Office for Davidson County, Tennessee, to secure National Mortgage Company deed of trust dated December 19, 1986, payable according to the terms and conditions therein, and for other good and valuable considerations, we, ARTHUR C. BAILEY and wife, TRIA L. BAILEY, have bargained and sold and by these presents do transfer and convey unto KAREN TISA STUART, an unmarried woman, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Being Lot No. 24 on the Plan of Castlegate, Section 1, of record in Book 4460, Page 115, Register's Office for said County, to which reference is made for a more complete description.
>
> Being the same property conveyed to ARTHUR C. BAILEY and wife, TRIA L. BAILEY by deed from GERALD K. CHATFIELD and wife, PATRICIA C. CHATFIELD of record in Book 7097, Page 24, said Register's Office.
>
> The said land is improved and known as 557 Castlegate Drive, Nashville, Tennessee 37217. Send all tax statements to KAREN TISA STUART at the aforesaid address.

TO HAVE AND TO HOLD, the said tract or parcel of land with the appurtenances, estate title and interest thereto belonging to KAREN TISA STUART.

AND WE, do covenant with the said KAREN TISA STUART, that we are lawfully seized and possessed of the land in fee simple, have a good right to convey it, and the same is unemcumbered, except as above described.

AND WE, ARTHUR C. BAILEY and wife, TRIA L. BAILEY, do further covenant and bind ourselves, our successors, and assigns to warrant and forever defend the title of the said land to KAREN TISA STUART, against the claims of all persons whomsoever.

WITNESS our hands on this the 28th day of November, 1989.

Arthur C. Bailey
ARTHUR C. BAILEY

Tria L. Bailey
TRIA L. BAILEY

8841U

IDENTIF. REFERENCE

Dec 11 2 22 PM '89

RUSH

STATE OF TENNESSEE)
:
COUNTY OF DAVIDSON)

Personally appeared before me, MOSE J. DAVIE, a Notary Public in and for said county and state, the within named, TRIA L. BAILEY, with whom I am personally acquainted, the bargainor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 28th day of November, 1989.

NOTARY PUBLIC

My Commission expires September 26, 1992.

12/11 01:01 03CHECK 309

STATE OF FLORIDA)
:
COUNTY OF Fl)

BOOK 8002 PAGE 637

Personally appeared before me, Arthur C Bailey, a Notary Public in and for said county and state, the within named, ARTHUR C. BAILEY, with whom I am personally acquainted, the bargainor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Jacksonville, Florida on this the 4 day of Dec., 1989.

Marlene Bailey
NOTARY PUBLIC

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES JULY 09, 1993
BONDED THRU AGENT'S NOTARY BROKERAGE

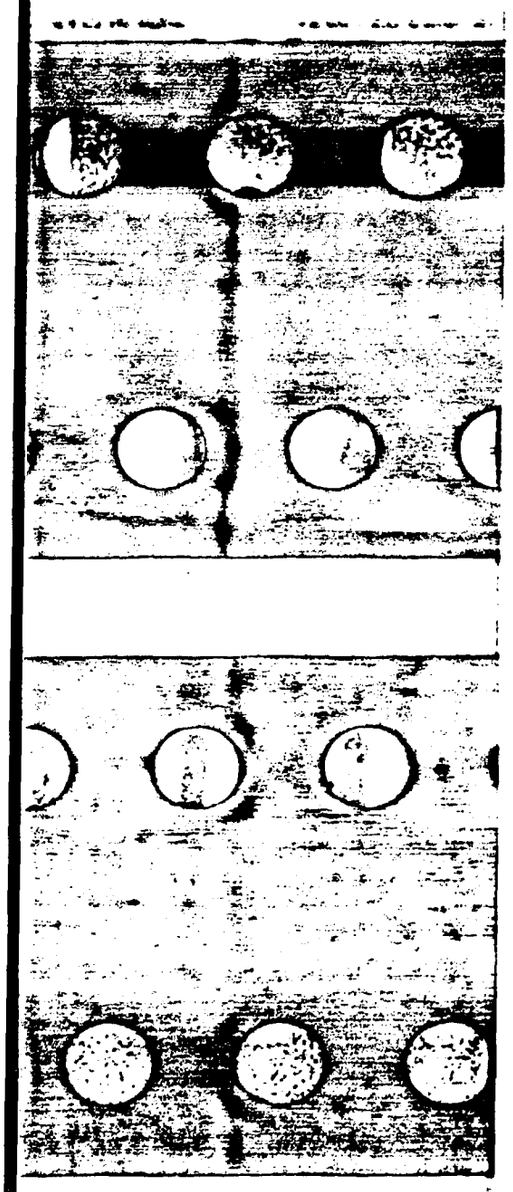
My Commission expires: _____

I certify that the actual consideration for this transfer, whichever is greater, is Ninety-Thousand-Nine-Hundred-Three-Dollars-And-Fifty-Nine-Cents ($90,903.59).

Arthur C. Bailey
A F F I A N T

Sworn to and subscribed before me this 11th day of December, 1989.

L. Chandler
DEPUTY REGISTER



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8002 PAGE 638

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 90903.59
				CON TX 299.97
				PRFEE 1.00
				WDEED 9.00
				TOTAL 309.97
				CHECK 309.97
12/11/89	01			14:20 0001 3619

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8841 0

IDENTIF. TREFERENCE

DEC 11 2 22 PM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 275686