BOOK 8009 PAGE 594

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater, for this transfer is $ 43,000.00

Subscribed and sworn to before me, this the 15th day of December 19 89

Affiant

My commission expires: January 25, 1993
(Affix Seal)

Notary Public

Doris M. Freeman

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
181 East Main Street • Jefferson Building • Suite 8 • Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO: MORTGAGEE
Ronald L. Scruggs	CENTURY MORTGAGE CORP.
617 N. 5th Street (STREET ADDRESS)	15 Century Boulevard, Suite 100 (STREET ADDRESS)
Nashville, Tennessee 37207 (CITY STATE ZIP)	Nashville, TN 37214 (CITY STATE ZIP)

MAP & PARCEL NO 82-07-489

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Rudolph V. Smith, unmarried

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Ronald L. Scruggs, married

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 11 on the Plan of Arrington Heights, Section 3, of record in Plat Book 3300 at page 99, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to the Grantors by deed recorded in Book 6576 at page 427 and in Book 3578 at page 207, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1990 and subsequent years, easements and restrictive covenants of record.

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IDENTIFICATION REFERENCE

DEC 21 9 15 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

MAIL TAX

STATE 2.00 DAVIDSON 140.00

THIS IS _____ IMPROVED PROPERTY KNOWN AS 617 N. 5th Street, Nashville, Tennessee 37207

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 15th day of December 19 89

Rudolph V. Smith

Rudolph V. Smith

State of Tennessee
County of Sumner

BOOK 8009 PAGE 595

On this 15th day of December, 19 89, before me personally appeared Rudolph V. Smith, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.
My Commission expires:

1/25/93

Notary Public
Doris M. Freeman

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

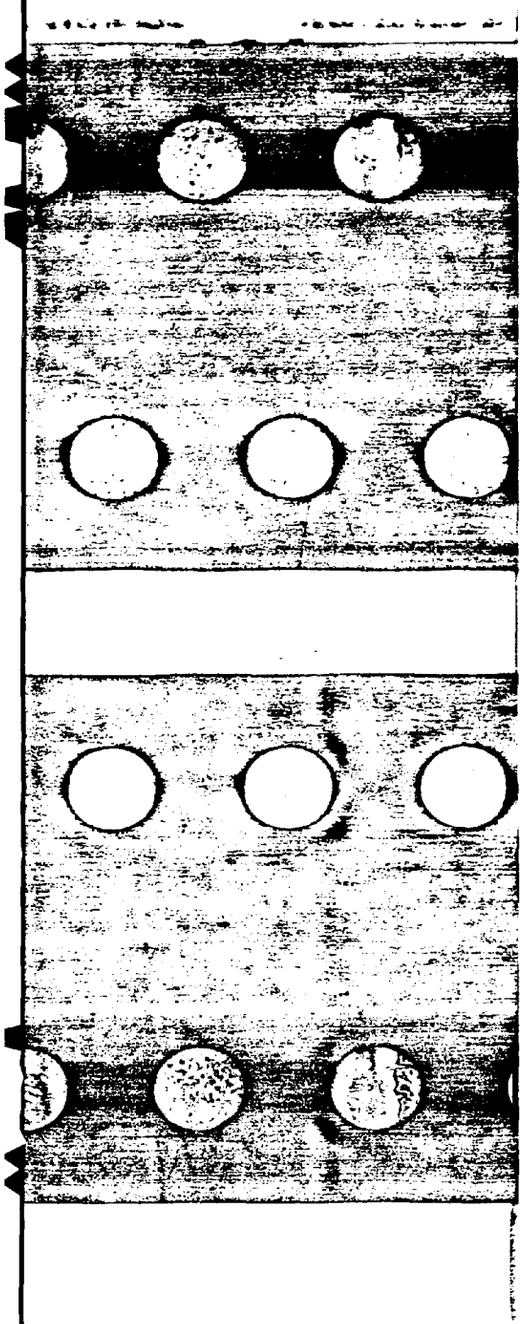
Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

TENNESSEE TITLE & TRUST, Inc.



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 43000.00
CON TX 141.90
PRFEE 1.00
WEEED 6.00
TOTAL 148.90
CHECK 148.90

12/21/89 01 09:16 0001 6769

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.0 9.9 2

IDENTIFICATION REFERENCE

DEC 21 9 15 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 277904