Full

FORM NO. WD-1

BOOK 8009 PAGE 782

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,528.09

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 2-7-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Thomas L. LaVarda (NAME)	Fleet Real Estate Funding Corp. (NAME)	150-03-0
2953 Nautilus Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box F-20 (STREET ADDRESS)	468.00
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Florence, SC 29501 (CITY) (STATE) (ZIP)	02DX 03844

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, A. Lynn Hailstock and wife, Anita F. Hailstock

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas L. LaVarda and wife, Antoinette LaVarda

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. 6 on the Plan of Harbor Gate, Section 6 of record in Plat Book 6200, Page 494, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to A. Lynn Hailstock and wife, Anita F. Hailstock by deed of record in Book 7315, Page 242, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This conveyance is subject to a certain Deed of Trust securing the payment of a promissory note to Leader Federal Mortgage of record in Book 7315, Page 236, said Register's Office with a present unpaid balance of approximately $88,028.09, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to Grantee.

This instrument is executed on behalf of A. Lynn Hailstock by Anita F. Hailstock as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book ____, Page ____, in the Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 2953 Nautilus Drive, Nashville, TN 37217
(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 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 19th day of December, 19 89

X A. Lynn Hailstock X Anita F. Hailstock

A. Lynn Hailstock Anita F. Hailstock

By Anita F. Hailstock
Atty-in-fact

STATE OF Tennessee
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anita F. Hailstock

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this 19th day of December, 19 89.

Notary Public

Commission Expires October 9, 1991

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
A. Lynn Hailstock and wife, Anita F. Hailstock

TO
Thomas L. LaVarda and wife, Antoinette LaVarda

9.1.0.6.4.

IDENTIFICATION REFERENCE

DEC 21 10 50 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

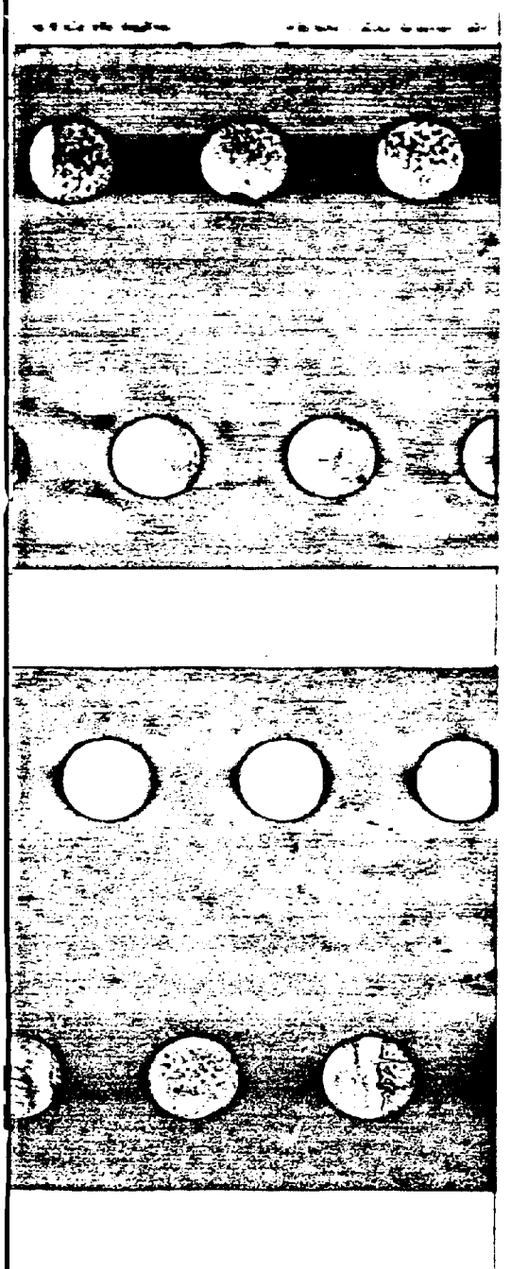
STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of December, 1989 before me personally appeared Anita F. Hailstock the person who executed the foregoing instrument on behalf of A. Lynn Hailstock and acknowledged that she executed the same as the free act and deed of the said A. Lynn Hailstock, through Power of Attorney granted her by the said A. Lynn Hailstock.

Commission expires: 10-9-91

Notary Public

4874 12/21 0101 05CHECK 322.15



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 95528.09
				CON TX 315.15
				PRFEE 1.00
				WDEED 6.00
				TOTAL 322.15
				CHECK 322.15
12/21/89	01			10:51 0001 9874

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9. I. O. 6. 4.

IDENTIFICATION REFERENCE

Dec 21 10 50 AM '89

FELIX Z. WILSON, IT REGISTER
DAVIDSON COUNTY, TN

No. 278007