BOOK 8040 PAGE 882 File Box 24

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th DAY OF February, 1990

Notary Public

MY COMMISSION EXPIRES: 5/22/93

(AFFIX SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
Austin S. & Betty J. Harrell	Magnolia Federal Bank	Map 150-5
(NAME)	(NAME)	
2809 Galesburg Drive	130 West Front Street	Par. 214
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37217	Hattiesburg, MS 39403-1858	02DX-04226
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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. Roy Lynn Tillery and wife, Ivy Faye Tillery

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Austin S. Harrell and wife, Betty J. Harrell

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:

BEING Lot No. 703 on the Plat of Edge-O-Lake, Section 17, of record in Plat Book 4460, page 44, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Roy Lynn Tillery and wife, Ivy Faye Tillery by deed from Douglas J. Wheaton, Jr. and wife, Marilyn Wheaton of record in Book 5137, page 379, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assume and agree to pay the unpaid balance on the existing mortgage held by Magnolia Federal Bank of record in Book 5137, page 381, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account and insurance to be transferred to Grantee.

02061 IDENTIF. REFERENCE FEB 6 12 04 PM '90 FELIX ... DAVIDSON COUNTY TN.

0788 02/06 0101 03CHECK 274.30

THIS conveyance subject to Restrictive Covenants of record in Book 4549, page 802, and such easements and setback lines of record in Book 4460, page 44, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2809 Galesburg 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 Whereever 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 5th day of February, 1990

Roy Lynn Tillery

Ivy Faye Tillery

STATE OF TENNESSEE
Davidson COUNTY

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Personally appeared before me, Roy Lynn Tillery and Ivy Faye Tillery
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that t he y executed the within instrument for the purposes therein contained. Witness my hand, at office, this 5th day of February 19 90.

My Commission Expires 5/22/93

Notary Public

GENEVE FLOYD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

(AFFIX SEAL)

_____ STATE OF TENNESSEE
_____ COUNTY

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that __he__ executed the within instrument for the purposes therein contained, and who further acknowledged that __he__ is the

_____
("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

WARRANTY DEED

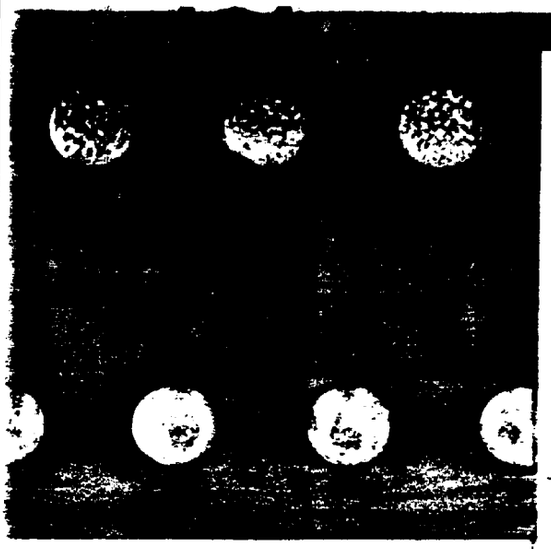
FROM
Roy Lynn Tillery and wife,
Ivy Faye Tillery

TO
Austin S. Harrell and wife,
Betty J. Harrell

This form compliments of:

title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679



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

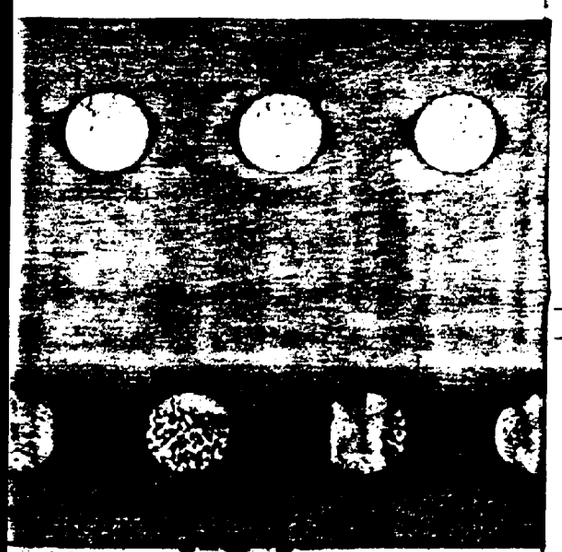
RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 81000.00
				CON TX 267.30
				PRFEE 1.00
				MDEED 6.00
				TOTAL 274.30
				CHECK 274.30
02/06/90	01			12:04 0001 0788



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02061

IDENTIF. REFERENCE

FEB 6 12 04 PM '90

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 290812