BOOK 8085 PAGE 432

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,684.93

E. Mark Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April, 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
E. Mark Turner (NAME)	Magnolia Federal Bank for Savings (NAME)	Map 83-15
819 Woodland Street (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1858 (STREET ADDRESS)	Par. 16
Nashville, TN 37206 (CITY) (STATE) (P.O. ZIP)	Hattiesburg, Ms 39403-1858 (CITY) (STATE) (ZIP)	15DA-55014

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. Robert W. Patton, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO E. Mark Turner

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. 281 on the Plan of Fortland Park, Section 3, as of record in Book 2900, Page 61, Register's Office for said County, to which plan reference is here made for a more complete description.

Being the same property conveyed to Robert W. Patton and wife, Dorothy V. Patton by deed from Albert L. Powell, of record in Book 4968, Page 975, Register's Office for said County.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Magnolia Federal Bank for Savings of record in Book 4968, page 977, 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. The said Dorothy V. Patton having since died.

117886

IDENTIF. REFERENCE

APR 10 11 32 AM '90

DAVIDSON COUNTY TN.

9990 04/10 0101 03CHECK 91.81

THIS conveyance subject to Restrictive Covenants of record in Book 2997, page 394; and such easements and setback lines of record in Book 2900, page 61, said Register's Office.

This is unimproved (xx) improved ( ) property, known as 2802 Fortland Drive, 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 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 my hand this 6th day of April, 1990

Robert W. Patton / Robert W. Patton

Robert W. Patton

STATE OF TENNESSEE }
Davidson COUNTY }

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Personally appeared before me, Robert W. Patton
(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 __he__ executed the within instrument for the purposes therein contained. Witness my hand, at office, this 6th day of April 1990.

My Commission Expires My Commission Expires January 23, 1993

Barbara F. Jones
Notary Public

(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
Robert W. Patton

TO
E. Mark Turner

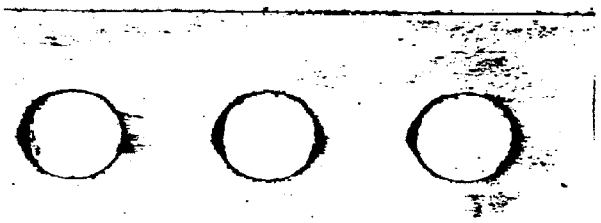
This form compliments of:

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	25684.93
CON TX	84.81
PRFEE	1.00
MDEED	6.00
TOTAL	91.81
CHECK	91.81

04/10/90 01 11:31 0001 9990

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11786

IDENTIFICATION REFERENCE

Apr 10 11 32 AM '90

DAVIDSON COUNTY TN.

No. 309119