BOOK 8096 PAGE 34

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF WILLIAMSON } BOX 10

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,000.00

Wanda J. Horton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April, 1990

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 220, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Carl Horton, et ux. (NAME)	A. D. Hewlett, et ux. (NAME)	15DA 03145
1120 Delmas Ave. (STREET ADDRESS OR ROUTE NUMBER)	5317 Anchorage Dr. (STREET ADDRESS)	072-10-0-
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37220 (CITY) (STATE) (ZIP)	191.00

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, Gail F. Stephens, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carl Horton and wife, Wanda J. Horton

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. 30 on the plan of Eastmoor Place, of record in Book 547, pages 177 and 178, Register's Office for said County.

Said Lot No. 30 fronts 60 feet on the southerly margin of East Delmas Avenue and extends back between parallel lines 234.3 feet to a dead line.

Being the same property conveyed to Gail F. Stephens, unmarried by deed from A. D. Hewlett and wife, Frances Hewlett, of record in Book 7771, page 833, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the matters set forth in the above-referenced Plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 7771, page 833, said Register's Office.

2 1 7 2 3

IDENTIF. REFERENCE

APR 26 9 12 AM '90

DAVIDSON COUNTY, TENN.

This is improved (X) unimproved ( ) property, known as 1120 Delmas Avenue (House Number) (Street) Nashville, TN 37216 (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 my hand this 25th day of April, 19 90

Gail F. Stephens

Gail F. Stephens

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tenneesee

County of Williamson

Personally appeared before me, the undersigned, a Notary Public of said county, Gail F. Stephens, unmarried

the within named bargainor(s), 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 purpose therein contained.

WITNESS my hand at office, this 25th day of April, 19 90

Patricia Spicer Carden

NOTARY PUBLIC

My commission expires:

2-13-91

CORPORATE ACKNOWLEDGEMENT

State of

County of

Before me, of 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 President (or other officer authorized to execute the instrument) of the, the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as

WITNESS my hand and seal, at office in

this day of, 19

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Gail F. Stephens, unmarried

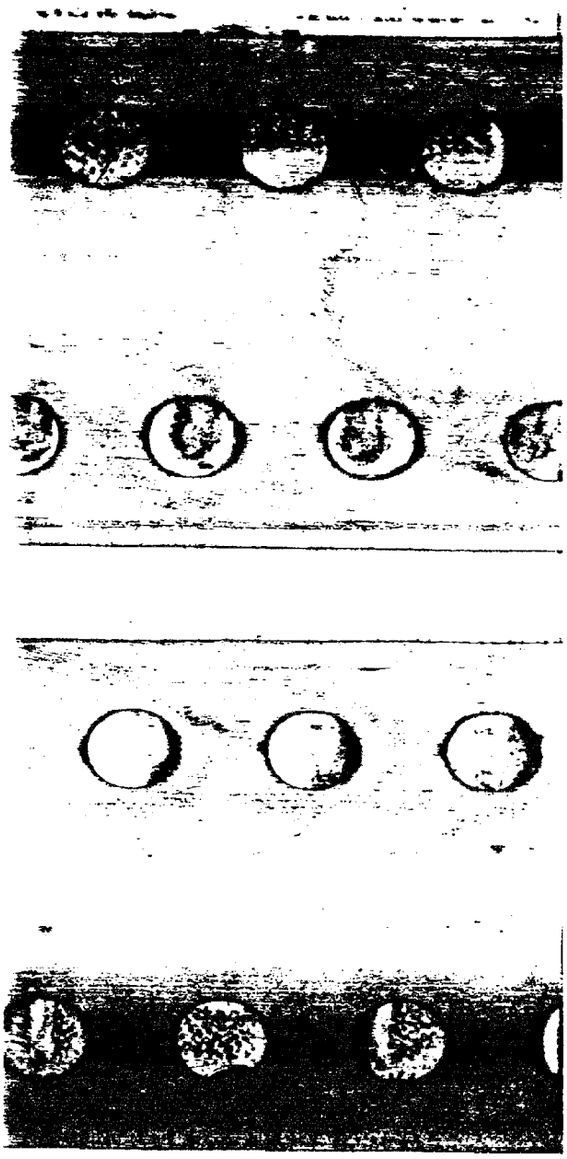
TO

Carl Horton and wife,

Wanda J. Horton

PATRICIA SPICER CARDEN
Attorney At Law
101 Westpark Drive Suite 220
Brentwood, Tennessee 37027

4398 04/26 0101 03CHECK 15:50



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 45000.00
				CON TX 148.50
				PRFEE 1.00
				WDEED 6.00
				TOTAL 155.50
				CHECK 155.50
		04/26/90	01	09:10 0001 4598

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21723

IDENTIF. TREFEREHCE

APR 26 9 12 AM '90

DAVIDSON COUNTY TN.

No. 313664