Return To: Tennessee Title & Trust
181 E. Main Street, Suite 8
Hendersonville, TN 37075

9-1960

BOOK 8101 PAGE 689

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater, for this transfer is $ 55,643.26

Subscribed and sworn to before me, this the 27th day of April 19 90

My commission expires: 1/25/93
Affix Seal

Affiant

Notary Public Doris M. Freeman

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
mail

181 East Main Street • Jefferson Building • Suite 8 • Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO: MORTGAGEE
Beverly D. Yount	EOWEST MORTGAGE
688 Dutchmans Drive (STREET ADDRESS)	P. O. BOX 85101 (STREET ADDRESS)
Hermitage, TN 37076 (CITY / STATE / ZIP)	SAN DIEGO, CA 92186 (CITY / STATE / ZIP)
MAP & PARCEL NO 75-08-273	

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, Nevin H. Downs, married

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Beverly D. Yount

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. 10-B, Zone Lot Division of Lots 7,8,9,10 & 11 on the Plan of Hunters Hill, Section 1, of record in Plat Book 5800 at page 350 and as amended in Book 6250 at page 625, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being a part of the same property conveyed to Nevin H. Downs by deed recorded in Book 7081 at page 343, 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, and a Deed of Trust for the benefit of City Federal Savings Bank, which the Grantee(s) herein agree to assume and pay.

Myrtianne Downs joins in the execution of this instrument to relinquish any marital rights which she may have.

FILED & RECORDED
DAVIDSON COUNTY, TN
MAY 3 10 22 AM 1990

IDENTIFICATION REFERENCE 23721

THIS IS _____ IMPROVED PROPERTY KNOWN AS 688 Dutchmans Drive, Hermitage, TN 37076

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 27th day of April 19 90

Nevin H. Downs

Nevin H. Downs

Myrtianne Downs

Myrtianne Downs

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State of Tennessee
County of Sumner

On this 27th day of April, 19 90, before me personally appeared Nevin H. Downs and Myrtianne Downs 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 their 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:

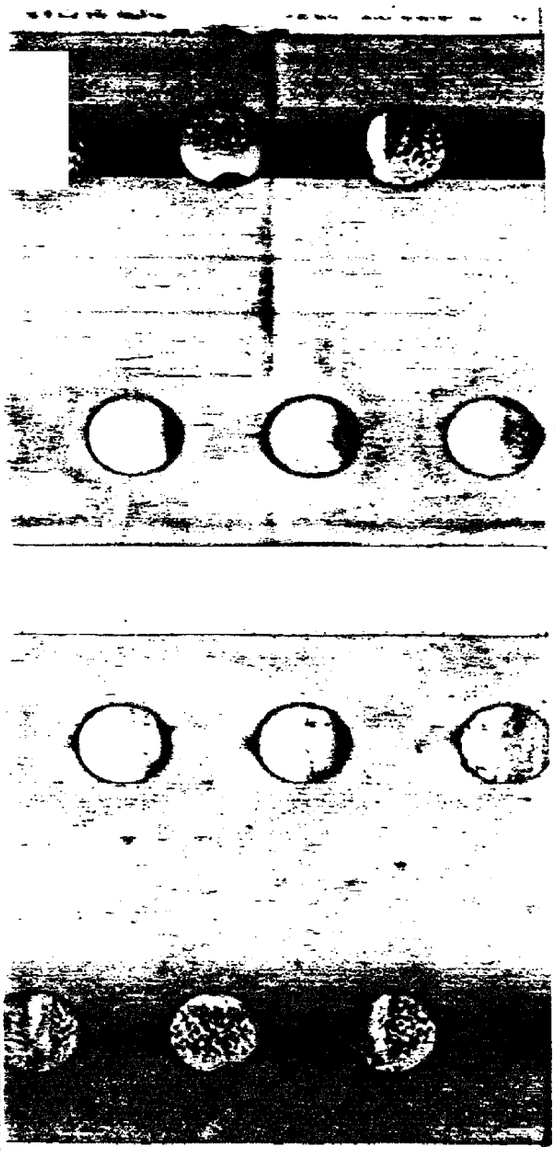
_____

_____
Notary Public

WARRANTY DEED

TENNESSEE TITLE & TRUST, Inc.

3515 05/03 0101 03CHECK 190.48



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	55643.26
CON TX	183.48
PRFEE	1.00
WDEED	6.00
TOTAL	190.48
CHECK	190.48

05/03/90 01 10:22 0001 8516

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 3 7 2 1

IDENTIFICATION REFERENCE

MAY 3 10 22 AM '90

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN

No. 316006