File in Box # 14

FORM NO. WD-1

BOOK 8120 PAGE 92

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } G-6454

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF May, 19 90

Notary Public

MY COMMISSION EXPIRES: November 10, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church St., 13th Floor, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
JOSEPH N. SARGENT (NAME)	FIRST TENNESSEE BANK, (NAME)	Map 173-4A
4725 Aaron Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1000, Dept. 47 (STREET ADDRESS)	Parcel 70
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38148 (CITY) (STATE) (ZIP)	FB# 5DV-00088

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, BRUCE JOHN AMMONS AND WIFE, SHERYL MILLS AMMONS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOSEPH N. SARGENT AND WIFE, PATRICIA ANN SARGENT

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. 70 as shown on the Plan of Oak Highlands, of record in Book 6900, Pages 431 thru 435, Register's Office for said County, to which reference is made for a more complete description.

BEING the same property conveyed to Bruce John Ammons, by Deed from Ken Lokey Homes, Inc., a Texas Corporation, of record in Book 7502, Page 287, Register's Office for Davidson County, Tennessee.

Declaration of Covenants of record in Book 7350, Page 24, re-recorded in Book 7367, Page 587, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Sheryl Mills Ammons, wife of the above named Bruce John Ammons, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

This is { unimproved / improved (XX) } property, known as 4725 Aaron Drive, Antioch, TN 37013
(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 their hand s this 30th day of May, 19 90

Bruce John Ammons
BRUCE JOHN AMMONS

Sheryl Mills Ammons
SHERYL MILLS AMMONS

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Peter Weiss, a Notary Public in and for said County and State, the within named BRUCE JOHN AMMONS AND WIFE, SHERYL MILLS AMMONS

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

Witness my hand and official seal at Nashville, Tennessee, this 30th day of May, 19 90

Notary Public

Commission Expires November 10, 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
BRUCE JOHN AMMONS AND WIFE, SHERYL MILLS AMMONS

TO
JOSEPH N. SARGENT AND WIFE, PATRICIA ANN SARGENT

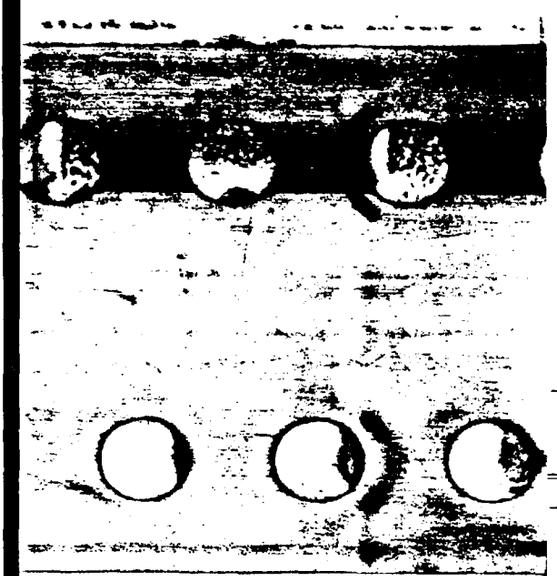
Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

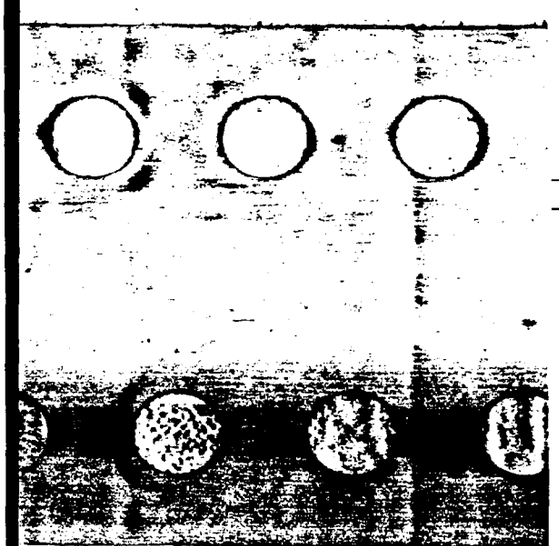
30011

IDENTIF. TREFERENCE

MAY 31 3 20 PM '90
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

5559 05/31 0101 03CHECK 326.11





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8120 PAGE 94

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 96750.00
				CON TX 319.11
				PRFEE 1.00
				WDEED 6.00
				TOTAL 326.11
				CHECK 326.11
05/31/90	01			15:18 0001 6169

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30011

IDENTIF. TREFERENCE

MAY 31 3 20 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 323558