NO. 27124

BOOK 8121 PAGE 361 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF MAY, 19 90

Notary Public

MY COMMISSION EXPIRES: 11-21-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RONNIE A. HILL et ux	FLEET MORTGAGE CORPORATION	4D-34940
(NAME)	(NAME)	
362 Monaco Drive	125 E. Wells Street	MAP 75-6
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN. 37076	Milwaukee, Wisconsin 53201	PARCEL 69
(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, WE, MARY LAURENE SMITH ARTHUR and husband, DONALD ARTHUR, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RONNIE A. HILL and wife, JEAN V. HILL, 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. 324 on the Plan of Hermitage Estates Subdivision, Section 2, as of record in Book 3700, page 23, Register's Office for Davidson County, Tennessee.

SAID Lot No. 324 fronts 95.0 feet on the curving southwesterly margin of Monaco Drive and runs back between lines measuring 131.85 feet on the northwesterly line and 144.7 feet on the broken southeasterly line to a dead line in the rear measuring 58.9 feet thereon.

BEING the same property conveyed to Mary Laurene Smith by Quitclaim Deed from George M. McNeill, of record in Book 5228, Page 270, Register's Office for Davidson County, Tennessee, and being the same property conveyed to George M. McNeill and wife, Mary Laurene McNeill by deed from A. H. Johnson and wife, Malvin Johnson, of record in Book 4990, page 928, Register's Office for Davidson County, Tennessee. The said Mary Laurene Smith having since married and is now known as Mary Laurene Smith Arthur and her husband, Donald Arthur, joins in this conveyance for whatever right, title and interest he might have in said property by right of the marital law.

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 to MURPHREE MORTGAGE COMPANY, of record in Book 4090, Page 930, Register's Office for Davidson County, Tennessee and also the escrow account in connection with said loan.

This is (unimproved / improved) XX property, known as 362 Monaco Drive, Hermitage, Tennessee 37076
(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 our hand s this 18th day of May, 19 90

x Mary Laurene Smith Arthur
MARY LAURENE SMITH ARTHUR

x Donald Arthur
DONALD ARTHUR

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

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 30377

FROM

IDENTIF. TREFERENCE

TO

JUN 1 2 16 PM '90

PEGGY W. SMITH REGISTER
DAVIDSON COUNTY TN.

6247 06/01/90 01:01 03CHECK 24e.91

STATE OF FLORIDA)
COUNTY OF _____)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MARY LAURENE SMITH ARTHUR and husband, DONALD ARTHUR, the bargainors, 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.

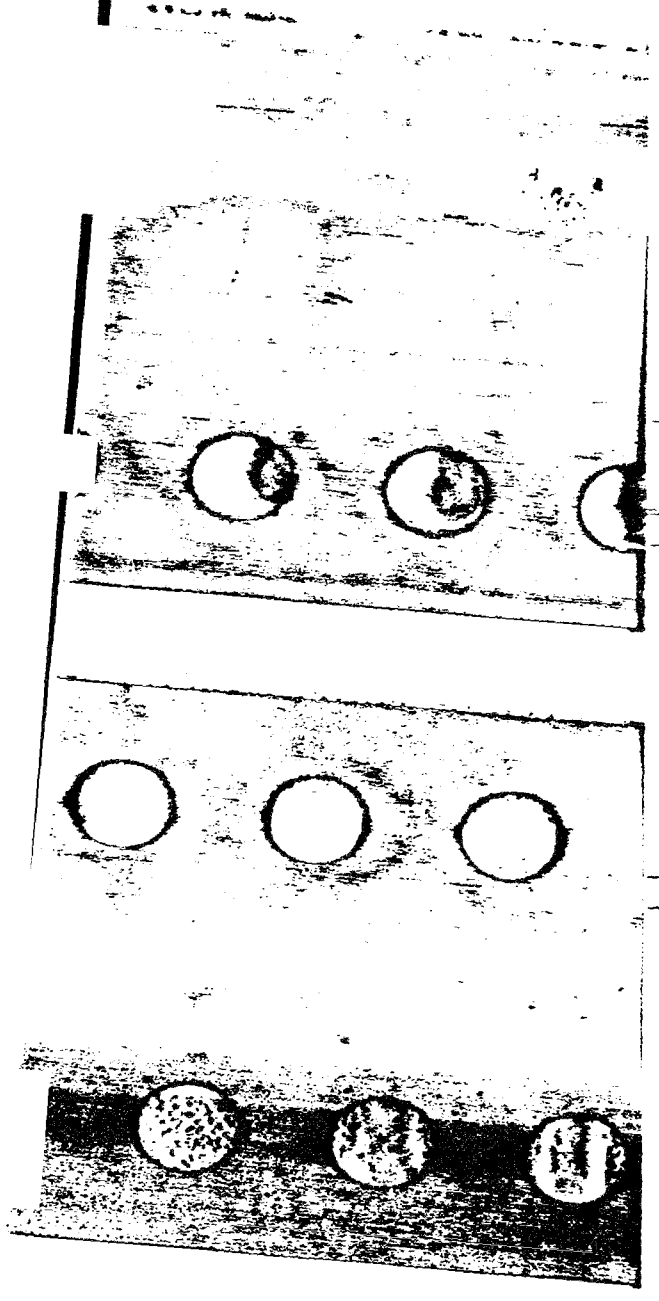
WITNESS my hand and official seal at Jacksonville, Florida, this the 16th day of May, 1990.

LYNDA E. GOFF NOTARY PUBLIC STATE OF FLORIDA

NOTARY PUBLIC

My Commission Expires:

Notary Public State of Florida
My Commission Expires July 12, 1991



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

DAMT 72700.00
CON TX 239.91
PRFEE 1.00
MTEED 6.00
TOTAL 246.91
CHECK 246.91

06/01/90 01 14:15 0001 6247

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30377.

IDENTIF. TREFERENCE

JUN 1 2 16 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 323950