BOOK 8158 PAGE 326

BOX #33

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,845.21

Willie Mai Lucas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF July 19 90

Patricia A. Matkin
Notary Public

MY COMMISSION EXPIRES January 23, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cannon and Lackey, Attorneys, 344 Fourth Avenue North, Nashville, TN 37219.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willie Mai Lucas	First Union Mortgage Corporation	86-14B
(NAME)	(NAME)	
3129 Lake Drive	P. O. Box 18109	53 LLW
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076	Raleigh, North Carolina 27619	4D 92295
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Joe Leroy Fleischacker and wife, Wilma Davis Fleischacker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Willie Mai Lucas, unmarried

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. 127 on the Plan of Fleetwood Subdivision, Phase One, being a planned unit development of record in Plat Book 6900, page 465, Register's Office, Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Joe Leroy Fleischacker and wife, Wilma Davis Fleischacker, by deed from Ken Lokey Homes, Inc. of record in Book 7811, page 350, Register's Office, Davidson County, Tennessee.

Grnatee herein jointly and severally hereby assume and covenant to perform all the terms and conditions of the obligations set forth in that certain promissory note executed by Joe Leroy Fleischacker and wife, Wilma Davis Fleischacker and delivered to First Union Mortgage Corporation in the amount of EIGHTY FIVE THOUSAND NINE HUNDRED FIFTY AND NO/100, DOLLARS, ($85,950.00) dated March 31, 1989, and that certin Deed of Trust, securing said promissory note of even date therewith, upon the property conveyed in the Deed, which Deed of Trust is recorded in Book 7811, page 353, in the County Register of Deeds Office, including, but not limited to, the obligation to repay the debt.

2558 07/23 0101 03CHECK 300.04

This is unimproved ( ) improved (X) property, known as 3129 Lake 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 20th day of July 19 90

Joe Leroy Fleischacker
Joe Leroy Fleischacker

Wilma Davis Fleischacker
Wilma Davis Fleischacker

BOOK 8158 PAGE 327

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joe Leroy Fleischacker and wife, Wilma Davis Fleischacker

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 20th day of July 19 90

Commission expires January 23, 1994

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / themself / their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Joe Leroy Fleischacker and wife,
Wilma Davis Fleischacker

TO
Willie Mai Lucas

RETURN TO:

Cannon and Lackey, Attorneys
344 Fourth Avenue North
Nashville, TN 37219

43492

Jul 23 12 07 PM '90

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8158 PAGE 328

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 88845.21
CON TX 293.04
PRFEE 1.00
WDEED 6.00
TOTAL 300.04
CHECK 300.04

07/23/90 01 12:07 0001 2558

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43492

IDENTIFICATION

Jul 23 12 07 PM '90

No. 339371