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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 19 90.

Notary Public

MY COMMISSION EXPIRES: 5-20-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37211 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO. (Mortgagee)	MAP-PARCEL NUMBERS
Jeffrey T. Winston (NAME)	National Mortgage Company (NAME)	MAP86-14-B
3501 Greenwood Drive (STREET ADD ESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	PAR. 160CO
Hermitage, TN. 37076 (CITY) (STATE) (P. O ZIP)	Memphis, TN. 38118 (CITY) (STATE) (ZIP)	04D 93228

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, Ken Lokey Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey T. Winston and wife, GeorgeAnn S. Winston, as tenants by the entirety

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 172, Final Plat, Fleetwood Subdivision, Phase Two, as of record in Book 6900, Page 738, Register's Office, Davidson County, Tennessee.

Being part of the same property conveyed to Ken Lokey Homes, Inc. by deed from Kenneth R. Lokey d/b/a Lokey Properties and wife, Donna Lokey of record in Book 7986, Page 925, Register's Office for Davidson County, Tennessee.

Mary Ann Tackett executed this instrument on behalf of Ken Lokey Homes, Inc. pursuant to a Power of Attorney of record in Book 7719, Page 705, Register's Office, Davidson County, Tennessee.

This conveyance is subject to building envelope & public utility & drainage easements of record in Book 6900, Page 738, said Register's Office.

Subject to Declaration of Covenants, Conditions & Restrictions of record in Book 7170, Page 987, By-Laws of record in Book 7171, Page 4, Annexation of Property to Declaration of Covenants, Conditions & Restrictions of record in Book 7628, Page 6, and Addendum to Annexation of Property to Declaration of Covenants, Conditions & Restrictions of record in Book 7940, Page 565, Register's Office, Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3501 Greenwood Drive, Hermitage, TN. 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 my hand this 31st day of July, 19 90

Ken Lokey Homes, Inc.
By: Mary Ann Tackett, Atty in Fact
Mary Ann Tackett, Attorney-in-Fact

STATE OF TENNESSEE
Davidson County

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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, 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____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

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 / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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
Ken Lokey Homes, Inc.

TO
Jeffrey T. Winston
GeorgeAnn S. Winston

FILED AUG 3 2 46 PM 90

6946 08/03 0101 CHECK 293.77

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mary Ann Tackett, Attorney-in-Fact for Ken Lokey Homes, Inc. 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 purposes therein contained, and who further acknowledged that she is the Attorney-in-Fact of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this 31st day of July, 1990.

My Commission Expires: 5-22-93

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE HAYOLN

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 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 86900.00
				CON TX 286.77
				PRFEE 1.00
				WDEED 6.00
				TOTAL 293.77
				CHECK 293.77

08/03/90 01 14:48 0001 6946

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46902

IDENTIFICATION REFERENCE

Aug 3 2 46 PM '90

No. 343413