PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

W & I Ref. (nb) (Title No: 30416)

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 72726.00

Affiant

Sworn and subscribed before me this 31st day of August, 1990.

Notary Public

My Comm. Expires: 9/24/92

ADDRESS NEW OWNER:
Ismael V. Morales
3113 Kinwood Drive
Antioch, Tennessee 37013

MORTGAGEE:
First American National Bank
First American Center
Nashville, Tennessee 37237

MAP-PARCEL NUMBERS
150-09-201/2D-75228

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Oscar Jones, Jr. and spouse, Mary L. Jones,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ismael V. Morales and Crystal M. Beverly, as joint tenants with rights of survivorship,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 129 on the plan of Phase II Forest Park Section V, of record in Book 6250, page 458, Register's Office for said County.

SAID Lot No. 129 fronts 70.03 feet on the southeasterly margin of Kinwood Drive and extends back 161.57 feet on the northeasterly line and 159.53 feet on the southwesterly line to a broken line in the rear, measuring 70.14 feet thereon.

BEING the same property conveyed to Oscar Jones, Jr. by deed from Kimberly Sue Dorman, (now) Scheuer and husband Randall Rowe Scheuer of record in Book 8101, page 138, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6569 Page 294 said Register's Office, and to the matters set forth in the referenced Plan of record.

FILED FOR RECORD SEP 5 9 49 AM '90 IDENTIFICATION 5 4 8 3 1

5991 09/05 0101 03CHECK 246.91

This is improved property, known as: 3113 Kinwood Drive, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 31st day of August, 1990.

Oscar Jones, Jr. **Mary L. Jones**

State of Tennessee
County of Davidson

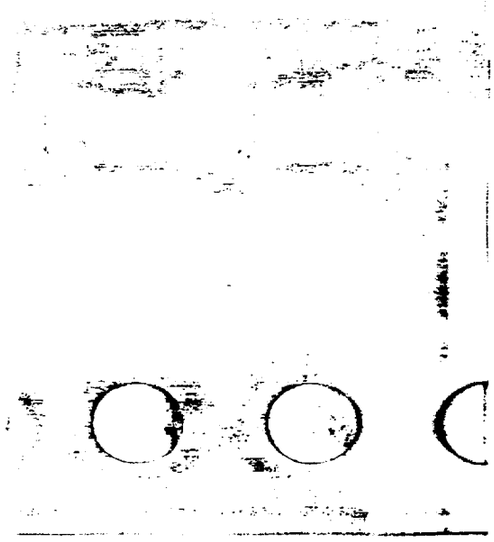
On this 31st day of August, 1990, before me the undersigned authority, personally appeared Oscar Jones, Jr. and Mary L. Jones, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

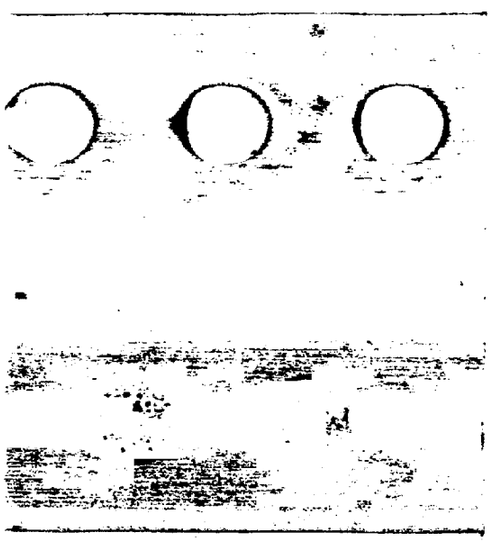
My Commission Expires: 9/24/92

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

W & I: 12/89





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8189 PAGE 121

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	72726.00
CON TX	239.91
PRFEE	1.00
WDEED	6.00
TOTAL	246.91
CHECK	246.91

09/05/90 01 09:50 0001 5991

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.4 8.3.1.

IDENTIFT REFERENCE

SEP 5 9 49 AM '90

FELIX Z. WILSON
DAVIDSON COUNTY

No. 352677