BOOK 8200 PAGE 474 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$77,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August 19 90

Notary Public

MY COMMISSION EXPIRES: 3-11-91
(AFFIX SEAL)

File # 28241
Loan # 30668

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 |
|---|---|---|
| GARY C. LUTON (NAME) | Atlantic Coast Mortgage Company (NAME) | MAP 161-6 |
| 5142 Cochran Drive (STREET ADDRESS OR ROUTE NUMBER) | 12700 Fair Lakes Circle-Ste 400 (STREET ADDRESS) | PARCEL 6 |
| Nashville, TN. 37220 (CITY) (STATE) (P O ZIP) | Fairfax, Virginia 22033 (CITY) (STATE) (ZIP) | 6DU-37000 |

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, JEANNETTE RENNER, Unmarried Person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GARY C. LUTON and wife, KIMBERLY A. LUTON

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. 1055, Brentwood Hall Subdivision, Section 14, recorded in book 2663, page 129, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

5 8 9 7 4

RECEIVED FOR RECORD
SEP 21 10 04 AM '90

0881 09/21 0101 03CHECK 261.10

BEING the same property conveyed to Jeannette Renner by deed from Xavier Y. Bertagna and wife, Chiristine D. Bertagna recorded in Book 5454, Page 170, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 5142 Cochran Drive, Nashville, TN. 37220
(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 her hand this 15th day of August, 19 90

JEANNETTE RENNER

STATE OF TENNESSEE }
Davidson County }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JEANNETTE RENNER, Unmarried Person

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 15th day of August, 19 90.

Commission Expires 3-11-91

Notary Public

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
JEANNETTE RENNER

TO
GARY C. LUTON
KIMBERLY A. LUTON

Saturn & Hazer, Attorneys
Row 1
Box 7

**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 8200 PAGE 476

| | | |
|---|---|---|
| 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 77000.00
CON TX 254.10
PRFEE 1.00
WDEED 6.00
TOTAL 261.10
CHECK 261.10

09/21/90 01 10:08 0001 0861

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58974

IDENTIFICATION REFERENCE

SEP 21 10 04 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 357482