Re-Record to Add Derivation Clause

BOOK 8228 PAGE 624

RE-RECORD

BOOK 8234 PAGE 634

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 59,736.97

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF October 19 90

Notary Public

MY COMMISSION EXPIRES 7/23/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, 388 Harding Place, Suite C, Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Debra D. Coggins (NAME)	Fleet Real Estate Funding Corp. (NAME)	MAP 72-8
3700 Inglewood Circle (ADDRESS)	P. O. Drawer F-20 (ADDRESS)	PARCEL 17
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Florence, SC 29501 (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, Andrew W. Telli and wife, Amy Suzette Telli

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Debra D. Coggins

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. 1 of Block "B" on the map of Inglewood Terrace, of record in Book 1130, page 1, Register's Office for said County.

Beginning at a point an iron pin set in the margin of Inglewood Circle South; thence southwest along the same margin 60 feet to a point along Inglewood Circle to the intersection of Inglewood Circle South and Stratford Avenue; thence along the same margin 31.4 feet to a point; thence southeast 126 feet to a point along the same margin; thence northeast 80.3 feet along the margin to a point; thence with the margin northwest 140 feet to an iron pin at the beginning, accordingly to a survey dated March 16, 1987, by John B. Kohl, Tennessee Registered Land Surveyor, No. 100.

This property is conveyed subject to any easements and restrictions of record.

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 of record in Book 7189, page 352, Register's Office for Davidson County, Tennessee which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees herein.

Being the same property conveyed to Andrew W. Telli and wife, Amy Suzette Telli by deed from Dale R. Coleman and wife, Bonnie P. Coleman of record in Book 7189 page 349, Register's Office for Davidson County, Tennessee.

unimproved ( )
is improved (X) property, known as 3700 Inglewood Circle, Nashville, TN 37216
(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 30th day of October, 19 90

Andrew W. Telli

Andrew W. Telli

Amy Suzette Telli

Amy Suzette Telli

RE-RECORD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 8234 PAGE 635 BOOK 8228 PAGE 625

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Andrew W. Telli and wife, Amy Suzette Telli

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 Madison, Tennessee, this 30th day of October 19 90

Commission expires 7/23/94

Lynda Kaye Jones
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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

69186

7.1-320

IDENTIF. TREFERENCE

Nov 9 10 12 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

IDENTIF. TREFERENCE

Nov 1 [illegible] '90

[illegible]
DAVIDSON COUNTY TN.

3314 11/01 0101 03CHECK 204.01

5819 11/09 0101 03CHECK 6.00

WARRANTY DEED

FROM
Andrew W. Telli and wife, Amy Suzette Telli

TO
Debra D. Coggins

RETURN TO:
Mark A. Ellmore
388 Harding Place, Suite C
Nashville, Tennessee 37211