BOOK 8236 PAGE 668

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$48,900.00 Leon Stafford Jr.
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 5-21-91
(AFFIX SEAL)

File # 28363
Loan # 30877

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
LEON STAFFORD, JR.	Atlantic Coast Mortgage Company	MAP 72-10
(NAME)	(NAME)	
2823 Bronte Avenue	12700 Fair Lakes Circle-Ste 400	PARCEL 129
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn 37216	Fairfax, Virginia 22033	15DA 3852
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, ALBERT L. SIMPSON and wife AILEEN L. SIMPSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LEON STAFFORD, JR., an unmarried person

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. 22 on the Plan of Dugger Brothers Subdivision of the E.B. Rucker Lands, as of record in Book 1130, Page 20 Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

7 21 00

IDENTIF. TREFERENCE

Nov 14 10 31 AM '90

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY TN.

6780 11/14 0101 03CHECK 168.37

BEING the same property conveyed to Albert L. Simpson and wife Aileen L. Simpso by deed from Norman B. Gentry and wife Ila Gentry of record in Book 3841, Page 906, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2823 Bronte Avenue, 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 this 31st day of October, 19 90

Albert L. Simpson
ALBERT L. SIMPSON

AILEEN L. SIMPSON Aileen L. Simpson

BOOK 8236 PAGE 669

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ALBERT L. SIMPSON and wife AILEEN L. SIMPSON

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 31st day of October, 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

ALBERT L. SIMPSON

TO

AILEEN L. SIMPSON

LEON STAFFORD, JR.

Saturn & Mazer, Attorneys
Row 1
Box 7

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8236 PAGE 670

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	48900.00
CON TX	161.37
PRFEE	1.00
WDEED	6.00
TOTAL	168.37
CHECK	168.37

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/14/90 01 10:31 0001 6780

7.21.00

IDENTIF. REFERENCE

Nov 14 10 31 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 372813