FORM NO. WD-1

THIS DOCUMENT PREPARED FROM
INFORMATION FURNISHED BY THE PARTIES

BOOK 8237 PAGE 528

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 63,139.47

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6th DAY OF November 19 90

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

My Commission Expires Nov. 21, 1992

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS - 3401 WEST END AVE., SUITE 545 - NASHVILLE, TN 37203

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS Yvonne Lofton	SEND TAX BILLS TO Carteret Savings Bank	MAP PARCEL NUMBERS 70-2 93
(NAME) 2915 Mike Shields Court	(NAME) P. O. Box 419	 13DA 69045
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37218	(STREET ADDRESS) Clearwater, FL 34617-0419	
(CITY) (STATE) (P.O. ZIP)	(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 Grace Upkins, now known as Grace Upkins Wallace, and husband, Ronald Wallace and Delcruz Upkins, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Yvonne Lofton

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 No. 24-B of Shawnwood, Section Four, a plat of which is of record in Plat Book 6900, page 417, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Grace Upkins, unmarried, and Delcruz Upkins, unmarried by deed of record in Book 7281, page 388, said Register's Office, corrected in Book 7473, page 816, said Register's Office.

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 to Carteret Savings Bank of record in Book 7281 , page 391, corrected in Book 7473, page 816 , Register's Office for Davidson County, TN , and also that the escrow acount in connection with the aforesaid deed of trust is hereby transferred to the said grantees.

Ronald Wallace herein joins to convey any and all right and interest he might have, especially his marital rights.

7192 11/15 0101 03CHECK 215.23

unimproved ( ) property known as 2915 Mike Shields Court, Nashville, TN 37218
This is improved XX ( )
(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 6th day of November 19 90

Grace Upkins Wallace

Ronald Wallace

Delcruz Upkins

BOOK 8237 PAGE 529

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named Grace Upkins/and Delcruz Upkins Wallace and husband, Ronald Wallace

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Whites Creek Nashville, Tennessee, this 6th day of November, 90

Commission expires _____ Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 (his oath / themselves) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that (he) as such _____ (they)

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

My Commission Expires Nov. 21, 1992

WARRANTY DEED

FROM

Grace Upkins and Delcruz Upkins

TO

Yvonne Lofton

RETURN TO:

Hallmark Title Company
3401 West End Ave. Suite 545
Nashville, TN 37203

STEVEN G. WATERS
Attorney at Law

72480

IDENTIF. TREFERENCE

Nov 15 8 32 AM '90

FELIX Z. WILSON Register
DAVIDSON COUNTY TN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8237 PAGE 530

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 63139.47
CON TX 208.23
PRFEE 1.00
WDEED 6.00
TOTAL 215.23
CHECK 215.23

11/15/90 01 08:32 0001 7192

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

72480

IDENTIF. T REFERENCE

Nov 15 8 32 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 373212