BOOK 8242 PAGE 200

FORM NO. WD-1

File # 28481
Loan # 2681579

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$75,000.00 /s/ Paul Ernst Bock
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF November, 1990

/s/ Ellen Hall
Notary Public

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

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
PAUL ERNST BOCK (NAME)	Citizens and Southern Mortgage Corporation (NAME)	MAP 105-10
2040 Elliott Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 656 (STREET ADDRESS)	PARCEL 155
Nashville, TN. 37204 (CITY) (STATE) (P.O. ZIP)	Tucker, GA- 30085-0656 (CITY) (STATE) (ZIP)	16W-4125

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 BEN ELDER, SR., and wife, Mary E. Elder

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PAUL ERNST BOCK and wife, SUSAN ELLEN MULCAHY

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. 5, on the Map of the Douglas Place, of record in Book 332, Page 130, Register's Office for said County, and described as follows:
BEGINNING at the northeast corner of Elliott Avenue, and an alley, being the southwest corner of said Lot No. 5; thence with the easterly margin of said Avenue, northerly 51 feet to the corner of Lots Nos. 5 and 6; thence easterly with the line between said two lots 150 feet to the westerly margin of an alley; thence with said alley southerly 50 feet to the northerly margin of the first mentioned alley; thence with the northerly margin of said alley, westerly 138.6 feet to the beginning.

74390

IDENTIF. REFERENCE

Nov 21 3 29 PM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

9463 11/21 0101 03CHECK 254.50

BEING the same property conveyed to Ben Elder, Sr. by deed from Marian E. Gooch and husband, William E. Gooch recorded in Book 6288, Page 68, Register's Office for Davidson County, Tennessee.

unimproved / This is improved: X property, known as 2040 Elliott Avenue, Nashville, TN. 37204
(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 his hand this 19th day of November, 19 90

/s/ Ben Elder Sr.
BEN ELDER, SR.

/s/ Mary E. Elder
MARY E. ELDER

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BEN ELDER, SR., ~~UNMARRIED PERSON~~ and wife, Mary E. Elder

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 Nasnville, Tennessee, this 19th day of Novenber, 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
BEN ELDER, SR.

TO
PAUL ERNST BOCK
SUSAN ELLEN MULCAHY

Saturn & Mazer, Attorneys
Row 1
Box 7

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			VOID	
			CAMT	12.00-
			~~TOTAL~~	~~0.00~~
			~~CHECK~~	~~0.00~~
11/21/90	01	15:33 0001	9465	
			CAMT	75000.00
			CON TX	247.50
			PRFEE	1.00
			CAMT	6.00
			CAMT	6.00
			~~MDEED~~	~~6.00~~
			~~TOTAL~~	~~254.50~~
			CHECK	254.50
11/21/90	01	15:27 0001	9463	
			VOID	
			CAMT	6.00-
			CAMT	6.00
			~~TOTAL~~	~~0.00~~
			CHECK	~~0.00~~
11/21/90	01	15:30 0001	9464	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

74390

IDENTIF. REFERENCE

NOV 21 3 29 PM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

Total 254.50
Check 254.50

No. 375449