PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

W & I Ref. (jcb) (Title No: 30537)

PEGGY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: ~~$147,264.23~~ AM $145,000.00

George R. Archer, Jr.
Affiant

Sworn and subscribed before me this 21st day of November, 1990.

Notary Public

My Comm. Expires: 9/24/92

ADDRESS NEW OWNER:
George R. Archer, Jr.
509 Torrington Court
Nashville, TN 37205

MORTGAGEE:
Chemical Mortgage Company
101 East Town Street
Columbus, Ohio 43215

MAP-PARCEL NUMBERS
115-11-48

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Nicholas A. Rose, Jr. and spouse, Rebecca W. Rose,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **George R. Archer, Jr. and spouse, Elizabeth Archer,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 68 on the plan of West Meade Estates, Section One, of record in Book 2663, page 110, Register's Office for said County to which plan reference is made for a more complete description.

BEING the same property conveyed to Nicholas A. Rose, Jr., Rebecca W. Rose, his wife, by deed from Jeanne W. Latimer, a widow, of record in Book 6088, page 554, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3102 Page 381 and Book 4503, page 111 said Register's Office, and to the matters set forth in the referenced Plan of record.

It is understood and agreed that part of the consideration for the transfer of the described property is the agreement of the Grantee to assume the unpaid principal balance of a note secured by a first mortgage deed of trust to Atlantic Coast Mortgage Company, of record in Book 7081, Page 804, said Register's Office; and that the escrow account held by the mortgagee in connection with said loan is hereby transferred to the said Grantee.

74726 IDENTIF. TREFERENCE Nov 26 12 27 PM '90 FELIX Z. [illegible] DAVIDSON COUNTY TN.

9909 11/26 0101 03CHECK 495.40

This is improved property, known as: 509 Torrington Court, Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 21st day of November, 1990.

Nicholas A. Rose, Jr.

Rebecca W. Rose
Rebecca W. Rose

State of Tennessee
County of Davidson

On this 21st day of November, 1990, before me the undersigned authority, personally appeared Nicholas A. Rose, Jr. and Rebecca W. Rose, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 9/24/92

Notary Public

PEGGY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

W & I: 12/89

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8242 PAGE 957

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 148000.00
CON TX 488.40
PRFEE 1.00
WDEED 6.00
TOTAL 495.40
CHECK 495.40

11/26/90 01 12:25 0001 9889

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

74726

IDENTIF. REFERENCE

Nov 26 12 27 PM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 375870