Box 1

BOOK 8252 PAGE 845

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $68,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF December

Notary Public

MY COMMISSION EXPIRES: October 31, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #105, Antioch, TN 37013

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Ruth M. Smith (NAME)	Commercial Federal Mortgage Corporation (NAME)	070-06-0
2612 Taigan's Court (STREET ADDRESS OR ROUTE NUMBER)	2120 South 72nd Street (STREET ADDRESS)	68.00
Nashville, TN 37218 (CITY) (STATE) (P. O. ZIP)	Omaha, NE 69124 (CITY) (STATE) (ZIP)	13DA 69159

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, Commercial Federal Mortgage Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ruth M. Smith, unmarried

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. 21 on the Plan of Taigan's Court, of record in Plat Book 6900, Page 710, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Commercial Federal Mortgag Corporation by deed of record in Book 8172, Page 231, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

77878

IDENTIF. TREFERENCE

DEC 7 10 56 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

7227 12/07 0101 03CHECK 234.70

unimproved ( )
This is improved (XX) property, known as 2612 Taigan's Court, Nashville, TN 37218
(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 my hand this 3rd day of December, 19 90

Commercial Federal Mortgage Corporation

By: Florence Nelson

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires_____

STATE OF
County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared FLORENCE NEWCOMER

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ~~himself~~ Lunell to be the SENIOR VICE PRESIDENT of the Commercial Federal Mortgage Corporation a corporation, and that he as such SENIOR VICE PRESIDENT, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as SENIOR VICE PRESIDENT.

Witness my hand and official seal at OMAHA, NEBRASKA, this ~~26th~~ 5 day of December, 1990

GENERAL NOTARY-State of Nebraska
MARY R COOLEY
My Comm. Exp. June 30, 1991

Commission Expires_____ Mary R. Cooley Notary Public

WARRANTY DEED

FROM
Commercial Federal Mortgage Corporation

TO
Ruth M. Smith, unmarried

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

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

CAMT	69000.00
CON TX	227.70
PRFEE	1.00
WDEED	6.00
TOTAL	234.70
CHECK	234.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 12/07/90 01 30253 0001 7227

77878

IDENTIF. REFERENCE

DEC 7 10 56 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 379688