BOOK 8271 PAGE 952

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15[illegible].00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF January, 19 91

Notary Public

MY COMMISSION EXPIRES: October 9, 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
David L. Smith (NAME)	Atlantic Coast Mortgage Company It's Successo (NAME)	150-03-0
3504 Shakertown Road (STREET ADDRESS OR ROUTE NUMBER)	12700 Fair Lakes Circle #400 (STREET ADDRESS)	350.00
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Fairfax, VA 22033 (CITY) (STATE) (ZIP)	02DX 03726

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, James Sterlace and wife, Harriett A. Sterlace

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David L. 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. 460 on the Plan of Section Nine, The Country of record in Plat Book 6900, Pages 285 and 286, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to James Sterlace and wife, Harriett A. Sterlace by deed of record in Book 7409, Page 280, Register's Office for Davidson County, Tennessee.

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

This instrument is executed on behalf of James Sterlace and wife, Harriett A. Sterlace by Susie Plant as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 8271, Page 151, in the Register's Office for Davidson County, Tennessee.

84558

IDENTIF. REFERENCE

JAN 8 2 39 PM '91

FELIX A. [illegible] REGISTER DAVIDSON COUNTY TN.

3719 01/08 0101 03CHECK 353.50

This is improved (XX) unimproved ( ) property, known as 3504 Shakertown Road, Antioch, TN 37013
(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 4th day of January, 19 91

James Sterlace Harriett A. Sterlace

James Sterlace Harriett A. Sterlace

By Susie Plant Attorney In Fact

By Susie Plant Attorney In Fact

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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 James Sterlace and wife, Harriett A. Sterlace

the bargainors, 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 Antioch, Tennessee, this 4th day of January, 19 91.

Notary Public

Commission Expires October 9, 1991

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
James Sterlace and wife, Harriett A. Sterlace

TO
David L. 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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 4th day of January, 1991 before me personally appeared Susie Plant, the person who executed the foregoing instrument on behalf of James Sterlace and wife, Harriett A. Sterlace, and acknowledged that she executed the same as the free act and deed of the said James Sterlace and wife, Harriett A. Sterlace, and through Power of Attorney granted her by the said James Sterlace and wife, Harriett A. Sterlace.

10/9/91
Commission Expires:

Notary Public

CPI STEPHENS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 105000.00
CON TX 346.50
PRFEE 1.00
WDEED 6.00
TOTAL 353.50
CHECK 353.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 11538 0001 3719

84558

IDENTIF. REFERENCE

JAN 8 2 39 PM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 387616