Book A7

BOOK 8276 PAGE 131

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,385.99

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January 19 91

Notary Public

MY COMMISSION EXPIRES: 11/26/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Frederick T. Martin (NAME)	Security Trust Federal Savings (NAME)	5DU 5830
232 Flora Maxwell Drive (ADDRESS)	961 Oak Ridge Turnpike (ADDRESS)	147-8-232
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Oak Ridge, Tennessee 37831 (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, Warren H. Taylor and wife, Robin H. Taylor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frederick T. Martin and wife, Kimberly H. Martin

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. 57 on the Plan of Section Four, Beverly Heights, of record in Book 5200, page 263, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Warren H. Taylor and wife, Robin H. Taylor, by deed from Richard Steelman and wife, Jewel D. Steelman, of record in Book 6944, page 206, Register's Office for Davidson County, Tennessee.

* including the assumption and agreement to pay the unpaid balance of a certain indebtedness in the original principal amount of $50,135.00 payable to the order of Tennessee Housing Development Agency and secured by a Deed of Trust of record in Book 6944, page 209, Register's Office for Davidson County, Tennessee, to which reference is here made for complete terms and conditions thereof;

8 6 3 5 7

IDENTIF... Jan 15 ...

unimproved ( )
This is improved (X) property, known as 232 Flora Maxwell Drive, Nashville, Tennessee 37211
(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 7th day of January, 19 91

Warren H. Taylor

Robin H. Taylor

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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 Warren H. Taylor and wife, Robin H. Taylor

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 Madison, Tennessee, this 7th day of January, 1991.

Commission expires 11/26/94

Notary Public

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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

WARRANTY DEED

FROM

Warren H. Taylor and wife, Robin H. Taylor

TO

Frederick T. Martin and wife, Kimberly H. Martin

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

[illegible] 01 03CHECK 166.72

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	48385.99
CON TX	159.72
PRFEE	1.00
WDEED	6.00
TOTAL	166.72
CHECK	166.72

1/15/91 01 12:35 0001 5775

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

86357

IDENTIF. REFERENCE

JAN 15 12 35 PM '91

FELIX Z. WILSON
DAVIDSON COUNTY, TN.

No. 389637