File 27A

BOOK 8277 PAGE 649

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 47,688.51

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January 19 91

Notary Public

MY COMMISSION EXPIRES: September 26, 1992
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris, Attorney, 761 Old Hickory Blvd. Suite 305, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Suellen C. Mason	National Mortgage Company	87-13
(NAME)	(NAME)	
817 Gina Brooke Court	4041 Knight Arnold Rd.	18
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Memphis, TN 38118	4D12993
(CITY) (STATE) (ZIP)	(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, Maria M. Hernandez, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Suellen C. Mason, 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:

BEING Lot No. 154 of Valley Brooke Subdivision, of record in Book 5800, page 74, 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 Maria M. Hernandez, unmarried by deed from Peter K. Doyle and Yvonne S. Hawkins (now known as Yvonne S. Hawkins) of record in Book 7878, page 335, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 5903, page 668, said Register's Office.

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

Grantees herein agree to assume an indebtedness evidenced by Deed of Trust of record in Book 5781, page 528, Register's Office for Davidson County, Tennessee, in the original principal amount of $ 44,841.00.

86940

IDENTIF. †REFERENCE

JAN 17 3 50 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

unimproved ( )
This is improved (X) property, known as 817 Gina Brooke Court, Hermitage, TN 37076
(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 16th day of January, 19 91

Maria M. Hernandez

First Data Systems, Inc
1-800-626-5427
TNTNOTW 12/88

BOOK 8277 PAGE 650

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 Maria M. Hernandez, unmarried

the bargainor I, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 16th day of January 19 91

Commission expires September 26, 1992

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

Maria M. Hernandez

TO

Suellen C. Mason

RETURN TO:

Linda S. Harris, Attorney
761 Old Hickory Blvd. Suite 305
Brentwood, TN 37027

5467 01/17 0101 03CHECK 164.41

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8277 PAGE 651

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 47688.51
				CON TX 157.41
				PRFEE 1.00
				WDEED 6.00
				TOTAL 164.41
				CHECK 164.41
01/17/91	01			15:49 0001 6467

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

86940

IDENTIF. TREFERENCE

JAN 17 3 50 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 390319