BOOK 8299 PAGE 773

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref. (jeb) (Title No: 30653)

PERCY 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: $ 128,000.00

Debra Kay Moore
Affiant

Sworn and subscribed before me this 26th day of February, 1991.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Debra Kay Moore
724 Elysian Fields Road
Nashville, TN 37204

MORTGAGEE:
Sovran Mortgage Corporation
1512 Willow Lawn Drive
Richmond, VA 23230-3479

MAP-PARCEL NUMBERS
OH 00700, 132-15-31

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 **Scott A. Tufford and spouse, Karen B. Tufford,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Debra Kay Moore,** 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:**

A tract of land in the 6th Civil District of Davidson County, Tenenssee, being known as Lot No. 41 on an unrecorded Map of Elysian Fields, Section II, as referenced in the deed of record in Book 3507, page 39, said Register's Office, and described according to a copy of a survey thereof made by Z. J. Wilkinson, Surveyor, on March 25, 1948, as follows:

BEGINNING at a point in the northerly margin of Elysian Fields Road, 1624 feet westerly fron the L & N Railroad property line at an iron pin which is 188.5 feet east of the center line of a culvert, both of said measurements being along the center line of Elysian Fields Road, which is a curve, said point likewise being at the corner of Lots Nos. 41 and 42; thence with the line between said lots, north 44 degrees 45 minutes east 335 feet to an iron pin; thence easterly around a slight curve, 90.2 feet to an iron pin at the corner of Lots Nos. 40 and 41; thence with the line between said lots, southwesterly 335 feet to an iron pin in the margin of Elysian Fields Road; thence with the line of the same, northwesterly around a curve, 175 feet to the point of beginning.

BEING the same property conveyed to Scott A. Tufford, unmarried, by deed from B. Thomas Edwards and wife, Louise Edwards of record in Book 7689, page 14, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

95548 IDENTIF. REFERENCE FEB 27 11 52 AM '91 FELIX Z. DAVIDSON COUNTY TN

0009 02/27 0101 03CHECK 429.40

This is improved property, known as: 724 Elysian Fields Road, Nashville, TN 37204

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 26th day of February, 1991.

Scott A. Tufford
Scott A. Tufford

Karen B. Tufford
Karen B. Tufford

State of Tennessee
County of Davidson

On this 26th day of February, 1991, before me the undersigned authority, personally appeared Scott A. Tufford and Karen B. Tufford, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described herein and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

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

My Commission Expires: 9/26/92

Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8299 PAGE 774

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 128000.00
CON TX 422.40
PRFEE 1.00
WDEED 6.00
TOTAL 429.40
CHECK 429.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/27/91 01 11:54 0001 0009

95548

IDENTIF. REFERENCE

FEB 27 11 52 AM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 400259