FILE NO. 28906 FILE BOX "7"

BOOK 8332 PAGE 817

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $47,776.14

X _____
Affiant

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

_____
Notary Public

MY COMMISSION EXPIRES: 12-3-94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MARK D. HILL (NAME)	GLENDALE FEDERAL BANK (NAME)	107-5-189
1900 Marcella Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 85366 (STREET ADDRESS)	2DA 53825
Nashville, TN. 37217 (CITY) (STATE) (P.O. ZIP)	San Diego, California 92138-5366 (CITY) (STATE) (ZIP)	

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, DONALD P. FERGUSON and wife, BARBARA B. FERGUSON and MARLENE GALE, Unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARK D. HILL

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. 192 on the Map of BEL-AIR SUBDIVISION, SECTION II, as of record in Book 2900, pages 29, 30, 31 and 32, Register's Office for Davidson County, Tennessee.

SAID Lot No. 192 fronts 65.7 feet on the north side of Marcella Drive and runs back 145.8 feet on the west line and 146 on the east line to a dead line, measuring 71.4 feet thereon.

BEING the same property conveyed to Donald P. Ferguson and wife, Barbara B. Ferguson, and Thomas E. Gale and wife, Marlene Gale, by Quitclaim Deed from Paul T. Clark and wife, Barbara A. Clark, of record in Book 8195, Page 289, Register's Office for Davidson County, Tennessee. The said Thomas E. Gale having since died.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to MERCANTILE MORTGAGE COMPANY, of record in Book 5465, Page 24, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH GLENDALE FEDERAL BANK.

unimproved ( ) This is improved (X) property, known as 1900 Marcella Drive, Nashville, Tennessee 37217
(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 hands this 16th day of April, 19 91

X Donald P. Ferguson X Barbara B. Ferguson X Marlene Gale

DONALD P. FERGUSON BARBARA B. FERGUSON MARLENE GALE

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STATE OF TENNESSEE
Davidson County

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named DONALD P. FERGUSON and wife, BARBARA B. FERGUSON and MARLENE GALE, Unmarried,

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 Nashville, Tennessee, this 16th day of April, 19 94

Commission Expires 7/23/94

_____ Notary Public

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

TO

07643

IDENTIF. REFERENCE

Apr 19 2 03 PM '94

5661 04/19 0101 03CHECK 164.74

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 47776.14
CON TX 157.74
PRFEE 1.00
MOFEE 6.00
TOTAL 164.74
CHECK 164.74

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1:07 0001 6061

07649

IDENTIF. REFERENCE

APR 18 2 03 PM '91

FELIX Z. WILSON
DAVIDSON COUNTY, TN.

No. 414095