B0/90

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Earnest L. Bernard and wife Annie W. Bernard 6457 Thunderbird Dr. Nashville, TN 37209	Chemical Mortgage Co. 101 East Town Street Columbus, OH 43215	102-4-117 8DA-33120

BOOK 8345 PAGE 409

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **TEN AND NO/100 ($10.00) DOLLARS,** cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged including the assumption of a certain Deed of Trust of record in Book 6712, Page 39, Register's Office for Davidson County, Tennessee, to secure to Atlantic Coast Mortgage Co., the original principal amount of $77,500.00, payable as therein specified; We, **Judy Carole DeMatteo, unmarried now Judy Carole DeMatteo Powell, unmarried** has bargained and sold, and by these present do transfer and convey unto the said **Earnest L. Bernard and wife Annie W. Bernard** the Grantees herein their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 1105 on the Map of Charlotte Park, Section 19, as of record in Book 3600, Page 83, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1105 fronts 75.00 feet on the southeasterly side of Thunderbird Drive and extends back 242.20 feet on the northeasterly line and 207.60 feet on the southwesterly line to a line in the rear on which it measures 92.80 feet.

BEING the same property conveyed to Judy Carole DeMatteo by deed from John Joseph DeMatteo of record in Book 8323, page 937, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in the Register's Office for said County.

This is improved property known as: **6457 Thunderbird Dr. Nashville, TN 37209.**

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 the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all gender.

Witness our hands this 2 day of May, 1991.

Judy Carole DeMatteo Powell
Judy Carole DeMatteo

JUDY CAROLE DEMATTEO, unmarried; now
JUDY CAROLE DEMATTEO POWELL, unmarried .

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 JUDY CAROLE DEMATTEO, unmarried; now, Judy Carole DeMatteo Powell, 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 1st day of May, 1991.

Rick M. Johnson
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-20-92

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 83,325.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Earnest Bernard
AFFIANT

Sworn to and subscribed before me, this 2nd day of May, 1991.

Rick M. Johnson
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-20-92

11928

IDENTIF. TREFERENCE

MAY 6 9 35 AM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

9252 05/06 0101 03CHECK 281.89

THIS INSTRUMENT PREPARED BY:
RICK M. JOHNSON

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 8345 PAGE 411

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 83325.00
CON TX 274.89
PRFEE 1.00
WDEED 6.00
TOTAL 281.89
CHECK 281.89

05/06/91 01 09:36 0001 9252

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1-1-928

IDENTIF. REFERENCE

MAY 6 9 35 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 418897