FILE NO. 29059 FILE BOX "7"

FORM NO. WD-1

BOOK 8373 PAGE 921

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,893.41

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF JUNE, 19 91

Notary Public

MY COMMISSION EXPIRES: 11-27-92

(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
RICHARD S. USELTON et ux	UNITED CAROLINA BANK	8-173
(NAME) 3960 Baxter Road	(NAME) Box 3347	14D 52271
(STREET ADDRESS OR ROUTE NUMBER) Joelton, TN. 37080	(STREET ADDRESS) Wilmington, N. C. 38406	
(CITY) (STATE) (P.O. ZIP)	(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, STEPHEN S. RAY and wife, CHERI B. RAY,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD S. USELTON and wife, JULIE S. USELTON,

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:

A TRACT OF LAND in the 1st Councilmanic District of Metropolitan Nashville and Davidson County, Tennessee, being Tract No. 1 of the Loy Leo Thomas Subdivision, of record in Plat Book 6200, page 807, Register's Office for Davidson County, Tennessee. Reference is made to said plat for a more complete description therein.

BEING the same property conveyed to Stephen S. Ray and wife, Cheri B. Ray by deed from Loy L. Thomas, Jr., and wife, Meda Thomas of record in Book 7804, Page 280, Register's Office for Davidson County, Tennessee.

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 CENTURY MORTGAGE CORPORATION, of record in Book 7897, Page 330, 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 UNITED CAROLINA BANK.

This is unimproved ( ) improved (X) property, known as 3960 Baxter Road, Joelton, Tennessee 37080
(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 6th day of June, 19 91

Stephen S Ray
STEPHEN S. RAY

Cheri B Ray
CHERI B. RAY

STATE OF TENNESSEE
Davidson County

BOOK 8373 PAGE 922

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named STEPHEN S. RAY and wife, CHERRI B. RAY,

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 6th day of June, 19 91.

Janet L. Davis Notary Public

Commission Expires 11-21-92

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 _____

22088

WARRANTY DEED

FROM

TO

FILED FOR RECORD

Jun 13 2 10 PM '91

3669 06/13 0101 03CHECK 264.07

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____ BOOK 8373 PAGE 923

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 77893.41
CON TX 257.07
PRFEE 1.00
WDEED 6.00
TOTAL ~~264.07~~
CHECK ~~264.07~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/13/91 01 14:20 0001 3669

22088

REGISTER'S OFFICE
JUN 13 2 18 PM '91

No. 430717