Box 1

BOOK 8415 PAGE 687

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF August

Notary Public

MY COMMISSION EXPIRES: October 9, 1994

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Gary B. Fisher, Attorney,, 2711 Murfreesboro Rd. #105, Antioch, TN 37013

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Sandra L. Townsend (NAME)	Security Financial and Mortgage Corporation (NAME)	119-05-0
112 Elberta Street (STREET ADDRESS OR ROUTE NUMBER)	12444 Powerscourt Drive, #140 (STREET ADDRESS)	233.00
Nasnville, TN 37211 (CITY) (STATE) (P. O. ZIP)	St. Louis, MO 63131 (CITY) (STATE) (ZIP)	06DA 14599

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, R. Chris Cotnron and wife, Linda C. Cotnron

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sandra L. Townsend, 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:

Land in Davidson County, Tennessee, being the easterly 60 feet of the southerly 156.5 feet of Lot No. 186 on the Map of the Resubdivision of Lots No. 3 and 4 and parts of Lots 5 and 6 in Cumberland Nurseries, of record in Plat Book 332, Page 148, Register's Office for said County, described as follows:

Said part of said lot fronts 60 feet on the northerly side of Elberta Street and runs back between parallel lines, along the west margin of the first alley east of Foster Avenue, 156.5 feet to a dead line.

Being part of the same property conveyed to R. Chris Cotnron and wife, Linda C. Cotnron by deed of record in Book 5310, Page 97, Register's Office for Davidson County, Tennessee.

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

1582 08/07 0101 03CHECK 158.33

37366

IDENTIFICATION REFERENCE

AUG 7 12 17 PM '91

FEE & TAX REGISTER

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This is improved (XX) unimproved ( ) property, known as 112 Elberta Street, Nasnville, TN 37211
(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 hand s this 2nd day of August, 19 91

R. Chris Cotnron

Linda C. Cotnron

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named R. Chris Cotnron and wife, Linda C. Cotnron

the bargainors, 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 Antioch, Tennessee, this 2nd day of August, 19 91.

Notary Public

Commission Expires October 9, 1991

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

R. Chris Cotnron and wife, Linda C. Cotnron

TO

Sandra L. Townsend, unmarried

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Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 40900.00
CON TX 151.33
PRFEE 1.00
WDEED 6.00
TOTAL 158.33
CHECK 158.33

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37366

IDENTIFICATION REFERENCE

Aug 7 12 17 PM '91

No. 448153