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Box 22

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF August 19 91

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: 09/25/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney

Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Paul Gene Froeter	FAIRFIELD FINANCIAL ASSOCIATES	129-11-48
(NAME)	(NAME) OF TENNESSEE	
6326 Percy Drive	50 Century Blvd., Suite 450	07DZ-36703
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205	Nashville, TN 37214	
(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, Gregory Ramos and wife, Maureen Ramos

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul Gene Froeter and wife, Elaine Reed Froeter

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 Lot No. 200, on the Plan of Section 1, Warner Park Valley, of record in Book 3600, pages 12, 13, and 14, Register's Office for Davidson County, Tennessee.

SAID Lot No. 200 fronts 146.97 feet on the northwesterly margin of Percy Drive, as measured with a curve, and extends back 151.60 feet on the northeasterly line and 111.71 (erroneously deeded as 111.75) feet on the southwesterly line to a dead line in the rear, measuring 85.00 feet thereon.

BEING the same property conveyed to Gregory Ramos and wife, Maureen Ramos, by deed from Paul Gomez and wife, Catherine Gomez, of record in Book 6079, page 831, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3466, page 89; Book 3534, page 128; Book 3577, page 511; Book 3702, page 465; Book 3766, page 351; and Book 3770, page 81; said Register's Office, and to the matters set forth in the above referenced plan of record.

SOURCE OF DESCRIPTION: Survey dated August 20, 1991, made by:
JOHN B. KOHL, III, License No. 100
400 Seventh Avenue, South
Nashville, TN 37203

unimproved ( )
This is improved (XX) property, know as 6326 Percy Drive, Nashville, TN 37205
(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 convenant 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 their hand s this 27th day of August, 19 91

Gregory Ramos

Maureen Ramos

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gregory Ramos and wife, Maureen Ramos

the bargainor s, with whom I am personally acquainted, * and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of August, 1991

Commission expires 09/25/93

* or proved to me on the basis of satisfactory evidence.

I. DYKE TATUM Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted * and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

* or proved to be on the basis of satisfactory evidence.

_____
Notary Public

WARRANTY DEED

FROM
Gregory Ramos and wife,
Maureen Ramos

TO
Paul Gene Froeter and wife,
Elaine Reed Froeter

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

4271

AUG 28 2 21 PM '91

7795 08/28 0101 CHECK 364.05

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 96500.00
				CON TX 357.05
				PRFEE 1.00
				WDEED 6.00
				TOTAL 364.05
				CHECK 364.05
08/28/91	01			14:24 0001 7795

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

427.11

IDENTIFICATION REFERENCE

AUG 28 2 21 PM '91

No. 454278