Information furnished by parties.

File Box 29

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STATE OF TENNESSEE }
COUNTY OF Davidson }

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

$76,484.23 Affiant

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

Notary Public

MY COMMISSION EXPIRES: March 25, 1995

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen W. Beasley and wife (NAME)	Bowest - NYG (NAME)	Map 042-15
117 W. Marthonna Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 85101 (STREET ADDRESS)	Parcel 034.00
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	San Diego, CA 92186-9935 (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, Daniel E. Needham and wife, Betty A. Neal

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen W. Beasley and wife, Carolyn W. Beasley

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 the 11th, formerly 19th, Civil District of Davidson County, Tennessee, being Lot Nos. 40, 41, 42 and 43 of Block "B" on the Plan of Marthonna, not of record, described according to a survey made by J. A. Mefford, Surveyor, as follows:

Beginning in the easterly margin of Ezell Road, West(now W. Marthonna Road) at a point 575 feet south of the southerly margin of Old Hickory Boulevard, said point being the intersection of the common line of Lots No. 39 and 40, with the easterly line of Ezell Road West (now W. Marthonna Road) and running thence southerly along the easterly margin of Ezell Road West (now W. Marthona Road) 100 feet; thence easterly at right angles to Ezell Road West (now W. Marthonna Road) 420 feet; thence northerly and parallel to the first course, 100 feet; thence westerly 420 feet to the point and place of beginning.

BEING the same property conveyed to Daniel E. Needham and wife, Betty A. Neal by Quitclaim deed from J. Blake Freeman, Trustee, of record in Book 7480, page 150, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is subject to a certain deed of trust filed of record in Book 7225, page 769, said Register's Office, which the grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the grantees herein.

8028 08/29 0101 03CHECK 290.05

This is unimproved ( ) improved (XX) property, known as 117 W. Marthonna Road (House Number) (Street) Madison, TN 37115 (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 27th day of August, 19 91

Daniel E. Needham

Betty A. Neal

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Daniel E. Needham and wife, Betty A. Neal

(or proved to me on the basis of satisfactory evidence)

the bargainors, 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, 19 91.

Commission expires March 25, 1995

Notary Public

STATE OF TENNESSEE }

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 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 _____.

*(or proved to me on the basis of satisfactory evidence)

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

My commission expires _____

Notary Public

WARRANTY DEED

FROM

DANIEL E. NEEDHAM AND WIFE,

BETTY A. NEAL

TO

STEPHEN W. BEASLEY AND WIFE,

CAROLYN W. BEASLEY

Return to:

PRIORITY ESCROW SERVICES INC.
51 Century Boulevard
Suite 110
Nashville, TN 37214

AUG 29 10 30 AM '91

4298



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

RECEIVED OF _____

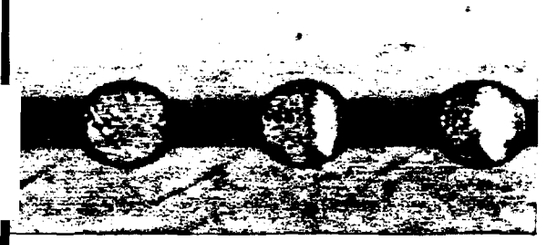
FOR _____

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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 76484.23
				CON TX 283.05
				PRFEE 1.00
				WDEED 6.00
				TOTAL 290.05
				CHECK 290.05
08/29/91	01			10:32 0001 8028

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



42908

IDENTIFICATION

AUG 29 10 30 AM '91

No. 454509