BOOK 8540 PAGE 579

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ Davidson

The actual consideration or value whichever is greater, for this transfer is $ 30,591.71

Subscribed and sworn to before me, this the 30th day of January 19 92

Affiant

My commission expires: 9-24-94 (Affix Seal)

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC. mail

181 East Main Street · Jefferson Building · Suite 8 · Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:			SEND TAX BILLS TO:		
William Michael Key			CITY FED MORTGAGE COMPANY		
67 Whitsett Road			30 WARDER STREET		
Nashville, TN 37210			SPRINGFIELD, OHIO 45501		
CITY (STREET ADDRESS)	STATE	ZIP	CITY (STREET ADDRESS)	STATE	ZIP
MAP & PARCEL NO.:	119-06-243	6 DA34564			

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Michael E. Sawyer and wife, Susan M. Sawyer

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO William Michael Key, unmarried

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 6 on the Plan of Bryant Heights, First Addition, of record in Book 2330 at page 67, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michael E. Sawyer and wife, Susan M. Sawyer by deed recorded in Book 7014 at page 955, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1992 and subsequent years, easements and restrictive covenants of record, and a Deed of Trust for the benefit of City Fed Mortgage of record in Book 7014 at page 958, said Register's Office, which the Grantee(s) herein agree to assume and pay.

80871

IDENTIFICATION REFERENCE

FEB 3 [illegible] AM '92

THIS IS ____ IMPROVED PROPERTY KNOWN AS 67 Whitsett Road, Nashville, TN 37210

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 30th day of January, 19 92

Michael Sawyer
Michael E. Sawyer

Susan M. Sawyer
Susan M. Sawyer

State of Tennessee
County of ~~Sumner~~ Davidson

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On this 30th day of January, 19 92, before me personally appeared Michael E. Sawyer and wife, Susan M. Sawyer to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My commission expires:

9/24/94

Carol Page
Notary Public
Carol Page

State of Tennessee
County of _____

On this _____ day of _____, 19 _____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public

WARRANTY DEED

TENNESSEE TITLE & TRUST, Inc.

93 MAY 25 PM 12:22
194.22



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	50591.71
			CON TX	187.22
			PRFEE	1.00
			WDEED	6.00
			TOTAL	194.22
			CHECK	194.22
02/03/92	01		08:14 0001	7442

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8087.1

IDENTIFICATION REFERENCE

FEB 3 8 14 AM '92

DAVIDSON COUNTY, TN

No. 498072