This Instrument Prepared
CLEMENT & GIBSON
Suite 600, Noel Place
200 Fourth Avenue North
Nashville, Tennessee 37219

WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Terry L. King, et ux 104 Yorkshire Court Nashville, TN 37211	Chemical Mortgage Co. 200 Old Wilson Bridge Rd. Worthington, OH 43085-8500	161-10-A 206

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid by the herein named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, INCLUDING the assumption of that one certain Note dated January 15, 1987, executed by Ben A. Flatt and wife, Laura E. Flatt, in the original principal sum of $77,050.00, payable to Atlantic Coast Mortgage Company, and being secured by a Deed of Trust executed by Ben A. Flatt and wife, Laura E. Flatt, of record in Book 7110, page 786, Register's Office for Davidson County, Tennessee,said Note and Deed of Trust having been assigned to Chemical Mortgage Company; We, BEN A. FLATT AND WIFE, LAURA E. FLATT, hereinafter "GRANTORS" have bargained and sold, and by these presents do hereby transfer and convey unto TERRY L. KING AND WIFE, KATHERINE H. KING, hereinafter "GRANTEES", their heirs, representatives and assigns forever, that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 311, Villages of Brentwood, Phase Three, of record in Plat Book 6250, page 918, Register's Office for Davidson County, Tennessee, to which plat reference is being made for a more complete legal description.
>
> Being the same property conveyed to Ben A. Flatt and wife, Laura E. Flatt, by deed from Fox Ridge Company, a limited partnership, of record in Book 7110, page 783, Register's Office of Davidson County, Tennessee.

This is improved property known as 104 Yorkshire Court, Nashville, Tennessee.

This conveyance is made subject to the following:

1. Taxes for the current year to be prorated between the parties.

2. Restrictive covenants of record in Book 6143, page 11; Book 6398, page 495 and Book 6852, page 497, Register's Office for Davidson County, Tennessee.

3. Those matters as they appear on the Plan of record in Book 6250, page 918, said Register's Office.

4. GRANTEES assume and agree to pay the hereinabove described mortgage and join in the execution hereof to acknowledge same.

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, representatives and assigns forever.

And GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and warrant that the same is unencumbered, except as may be set forth above.

GRANTORS do further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to the said land to the said GRANTEE, her heirs, representatives and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands on this the 31st day of March, 1992.

GRANTORS:

Ben A. Flatt

Laura E. Flatt

GRANTEES:

Terry L. King

Katherine H. King

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Ben A. Flatt and wife, Laura E. Flatt, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 31st day of March, 1992.

Elaine Phelps
Notary Public

My Commission Expires: 3/27/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Terry L. King and wife, Katherine H. King, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 31st day of March, 1992.

Elaine Phelps
Notary Public

My Commission Expires: 3/27/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $79,804.91.

Affiant

Subscribed and sworn to before me this 31st day of March, 1992.

Elaine Phelps
Notary Public

My Commission Expires: 3/27/93

97697

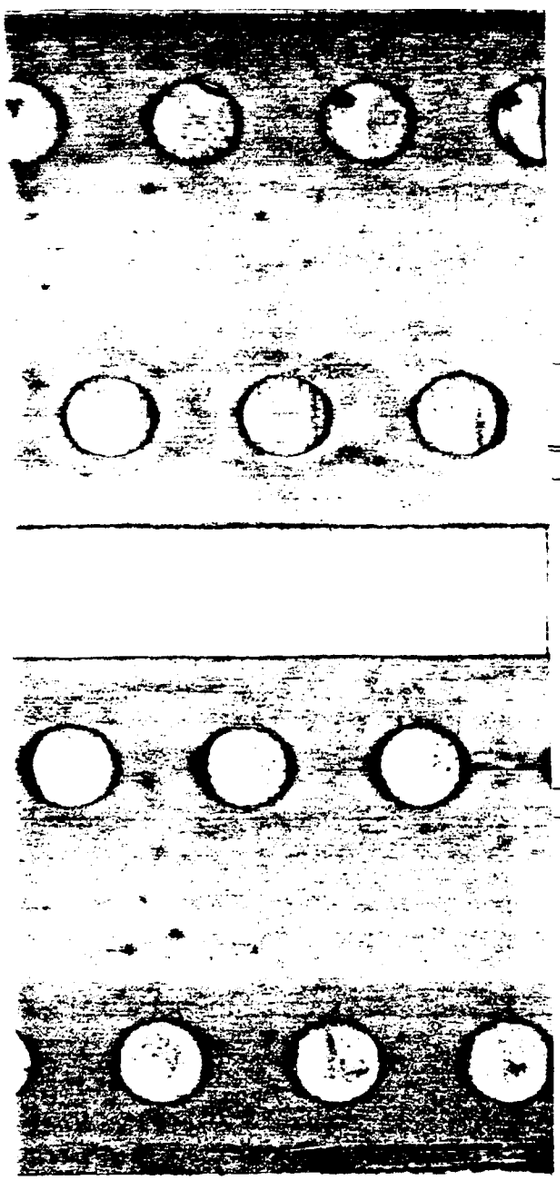
IDENTIFICATION REFERENCE

APR 1 12 03 PM '92

DAVIDSON COUNTY, TN

PICK-UP

6006-04/01 0101 03CHECK 302.26



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8590 PAGE 129

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 79804.91
				CON TX 295.26
				PRFEE 1.00
				WDEED 6.00
				TOTAL 302.26
				CHECK 302.26
04/01/92	01			12:43 0001 6006

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97697

IDENTIFICATION REFERENCE

APR 1 12 43 PM '92

DAVIDSON COUNTY, TN

No. 516911