This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 8639 PAGE 499

ADDRESS NEW OWNER:
Larry D. Jones and Nancy L. Jones
P. O. Box 183
Hermitage, TN 37076

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
National Mortgage Company
4041 Knight Arnold Road
Memphis, TN 38118

MAP AND PARCEL:
MAP 64-12
PARCEL 47
04D-60872

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Gary M. Irwin and wife, Ann W. Irwin hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Larry D. Jones and wife, Nancy L. Jones, as tenants by the entirety, 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:

> BEING Lot No. 345 on the Plan of Sherwood Forest, Section 4, of record in Book 4460, Pages 182 and 183, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Gary M. Irwin and wife, Ann W. Irwin, by deed from Donald J. Stover and wife, Mary Stover of record in Book 4043, Page 8, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

Grantees herein, as part of the purchase price and consideration for this deed, assume and agree to pay the indebtedness evidenced by that certain deed of trust made by Gary M. Irwin and wife, Ann W. Irwin to Tennessee Mortgage Corporation, which deed of trust is recorded in the office of the Register of Deeds of Davidson County, Tennessee, in Book 8081, Page 325, and note of even datethereby secured, in the original principal amount of $74,621.00, payable to National Mortgage Company. And for the same consideration Grantees hereby assume the obligations of Gary M. Irwin and wife, Ann W. Irwin, under the terms of the instruments creating the loan to indemnify the Department of Veterns Affairs to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned. This liability to the Department of Veterans Affirs is under the authority of chapter 37, title 38, of the United States Code, and supersedes any State or local law barring or limiting deficiencies following foreclosure of real property. The escrow account and insurance transferred to Grantees.

This conveyance is subject to restrictions of record in Book 4704, Page 448, and such easements and setback lines of record in Plat Book 4460, Page 182 and 183, said Register's Office.

This is improved property known as 4712 Kalamath Drive, Old Hickory, TN 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Larry D. Jones and wife, Nancy L. Jones, their heirs and assigns, forever; and we, Gary M. Irwin and wife, Ann W. Irwin 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 29th day of May, 1992.

Gary M. Irwin

Ann W. Irwin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Gary M. Irwin and wife, Ann W. Irwin 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 29th day of May, 1992.

NOTARY PUBLIC

My Commission Expires: 5/22/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 79,241.02.

AFFIANT

Subscribed and sworn to before me this 29th day of May, 1992.

NOTARY PUBLIC
My Commission Expires: 5/22/93

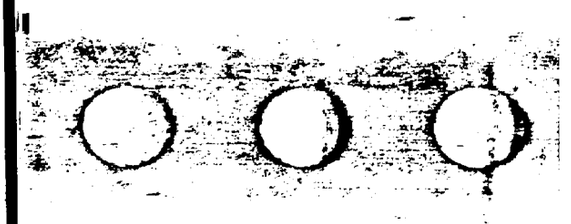
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IDENTIF. TREFERENCE

JUN 1 3 01 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

6521 06/01 0101 03CHECK 300.04



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8639 PAGE 501

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 79241.02
CON TX 293.04
PRFEE 1.00
WDEED 6.00
TOTAL 300.04
CHECK 300.04

06/01/92 01 14:58 0001 6521

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1:50 99

IDENTIF. T REFERENCE

JUN 1 3 01 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 536330