Mail

THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 99,000.00.

Mary Mitchell
Affiant

Subscribed and sworn to before me this 24th day of May, 1992.

Notary Public

My Commission Expires: 1-23-94

Address New Owner:	**Send Tax Bills to:**	**Map & Parcel Nos.**
MARY MITCHELL 1814 Sweetbriar Avenue Nashville, Tennessee 37212	CHEMICAL MORTGAGE COMPANY 200 Old Wilson Bridge Rd Worthington, Ohio 43085	MAP 104-16 PARCEL 261

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY NINE THOUSAND AND 00/100 ($99,000.00) DOLLARS,

(a) of which FIFTEEN THOUSAND ONE HUNDRED TWENTY THREE AND 08/100 ($15,123.08) DOLLARS has been paid in cash by the hereinafter named Grantee, the receipt of which the Grantor herein hereby acknowledges,

(b) and for the balance of EIGHTY THREE THOUSAND EIGHT HUNDRED SEVENTY SIX AND 92/100 ($83,876.92) DOLLARS, Grantee has this day assumed and agreed to pay the unpaid balance of that one certain Deed of Trust Note in the original principal amount of $$86,400.00, payable to Atlantic Coast Mortgage Company and secured by Deed of Trust of record in Book 7293, page 258, Register's Office for Davidson County, Tennessee.

We, **SCOTT C. GREGORY and wife, VIRGINIA S. GREGORY,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **MARY MITCHELL, unmarried,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING the easterly 65.0 feet of Lot No. 244 on the Plan of Belmont Heights, Belmont Land Company's Plan, of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 244 fronts 65.0 feet on the northerly margin of Sweetbriar Avenue and extends back between parallel lines a distance of 175.0 feet to an alley.

BEING the same property conveyed to Scott C. Gregory and wife, Virginia S. Gregory, by deed from Alan K. Justiss and wife, Alice Justiss, of record in Book 7293, page 255, Register's Office for Davidson County, Tennessee.

This is improved property known as 1814 Sweetbriar Avenue, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

GRANTORS COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters shown on the Plan of Belmont Heights, Belmont Land Company's Plan, of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

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

IN WITNESS WHEREOF we have hereunto set our hands on this the 29th day of May, 1992.

SCOTT C. GREGORY

VIRGINIA S. GREGORY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SCOTT C. GREGORY and VIRGINIA S. GREGORY, 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 instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of May, 1992.

Notary Public

My Commission Expires:

1-23-94

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

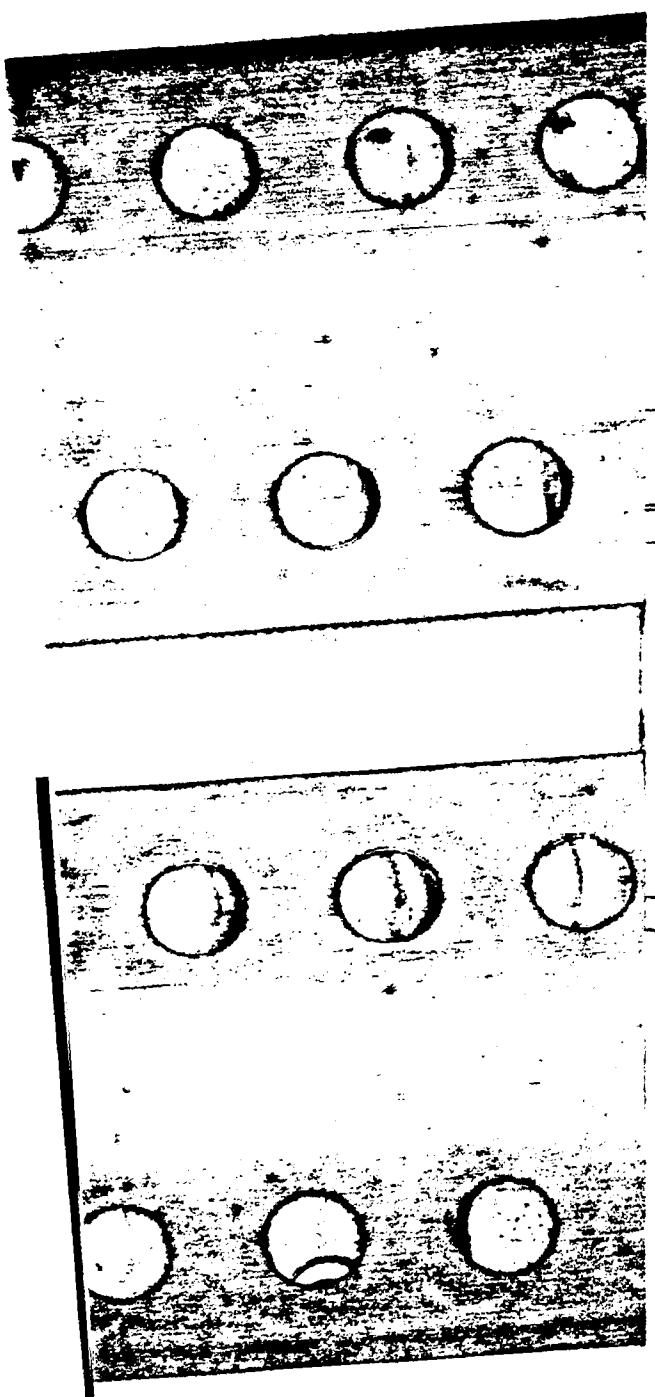
I-5953

IDENTIF. TREFERENCE

JUN 3 11 17 AM '92

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY TN.

7415 06/03 0101 03CHECK 373.30



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

RECEIVED OF _____

FOR _____

BOOK 8642 PAGE 359

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 99000.00
CON TX 366.30
PRFEE 1.00
WDEED 6.00
TOTAL 373.30
CHECK 373.30

06/03/92 01 11:15 0001 7415

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

15953

IDENTIF. TREFERENCE

JUN 3 11 17 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 537214