Box 58

BOOK 8660 PAGE 90

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 177,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF June 92

Notary Public

MY COMMISSION EXPIRES 11/27/93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 212 E. Main Street, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael J. Fay	Wachovia Mortgage Company	MAP 171-4
(NAME)	(NAME)	
5652 Clovermeade Drive	P.O. Box 3174	PARCEL 32
(ADDRESS)	(ADDRESS)	
Brentwood, Tennessee 37027	Winston Salem, NC 27102	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Arthur R. Eggert and Sue Eggert

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael J. Fay and wife, Deborah S. Fay

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. 116 on the Plan of Cloverland Acres, Section Eleven, of record in Plat Book 5200, page 93, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Arthur R. Eggert and wife, Sue Eggert by deed from Steve Adams and Larry Adams of record in Book 6001, page 656, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to:

Restrictive convenants contained in an instrument of record in Book 5344, page 519, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the Plan of record in Plat Book 5200, page 93, Register's Office for Davidson County, Tennessee.

Taxes for the year 1992 and subsequent years, a lien, but not yet due and payable.

22287

IDENTIF. REFERENCE

JUN 25 8 27 AM '92

DAVIDSON COUNTY TN.

unimproved ( )
This is improved (X) property, known as 5652 Clovermeade Drive, Brentwood, Tennessee 37027
(House Number) (Street) (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 19th day of June, 19 92

Arthur R. Eggert

Sue Eggert

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Arthur R. Eggert and Sue Eggert

the bargainor S, 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 at Franklin, Tennessee, this ____ day of ____, 19__.

Commission expires 11/27/93

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 ____ oath(s) acknowledged ____ to be the ____ and ____ respectively of the ____ the within named bargainor, and corporation, and that ____ as such ____ and ____ being authorized so to do, execute 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 ____.

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

My commission expires ____

Notary Public

WARRANTY DEED

FROM

Arthur R. Eggert and Sue Eggert

TO

Michael J. Fay and wife, Deborah S. Fay

RETURN TO:

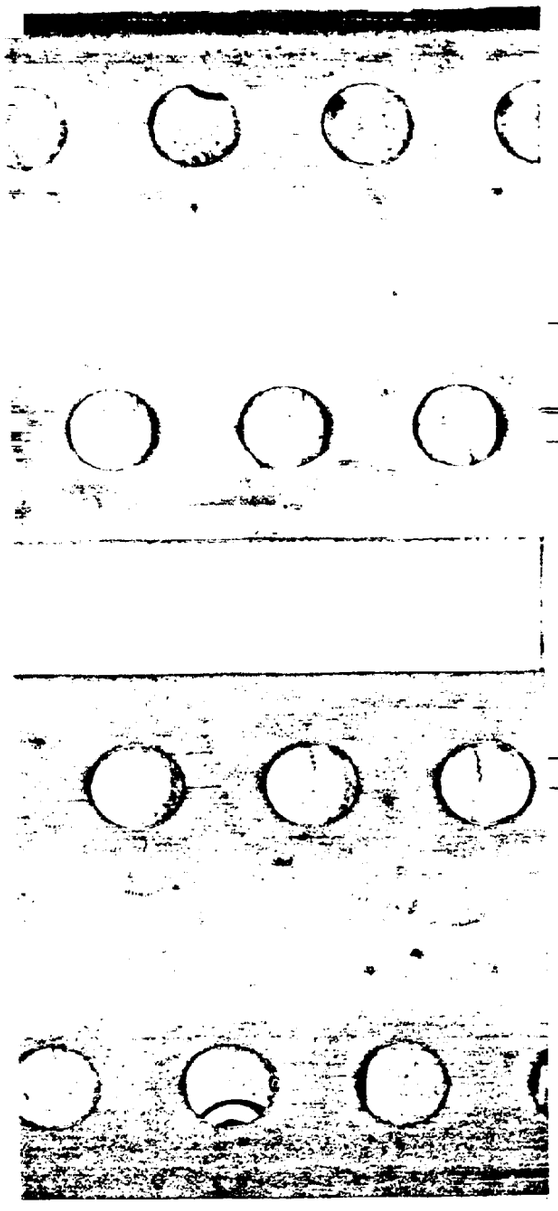
Sidwell & Barrett, P.C.
212 E. Main Street
Franklin, Tennessee 37064

4591 06/25 0101 03CHECK 23.599

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 177900.00
CON TX 658.23
PRFEE 1.00
WDEED 6.00
TOTAL 665.23
CHECK 665.23

06/25/92 01 08:26:0001 4591

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

22287

IDENTIF. REFERENCE

JUN 25 8 28 AM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 544299