BOX 47

BOOK 8681 PAGE 546

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,756.83

X Gary Franklin Biggs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF June, 19 92

Notary Public

MY COMMISSION EXPIRES: 11/26/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary Franklin Biggs (NAME)	National Mortgage Company (NAME)	11D 45960
701 Blackstone Avenue (ADDRESS)	4041 Knight Arnold Road (ADDRESS)	52-2-155
Madison, Tennessee 37115 (CITY) (STATE) (ZIP)	Memphis, Tennessee 38118 (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, Tonya L. Skelton, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary Franklin Biggs

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:

Land in Davidson County, Tennessee, being the easterly 30 feet of Lot No. 11 and the westerly 50 feet of Lot No. 12 on Block "B" on the Revised Map of Rainbow Terrace Subdivision, of record in Book 1130, at page 85, Register's Office for Davidson County, Tennessee.

Said part of said lots adjoin and front together 80 feet on the north side of Blackstone Avenue and run back between parallel lines 150 feet to a dead line in the rear.

Being the same property conveyed to Tonya L. Skelton, unmarried, by deed from James R. Garton, unmarried, of record in Book 8478, page 966, Register's Office for Davidson County, Tennessee.

The within named Grantee hereby agrees to assume and promises to pay the unpaid balance of a certain indebtedness in the original principal amount of $51,173.00 payable to National Mortgage Company, and secured by a Deed of Trust of record in Book 7327, page 764, Register's Office for Davidson County, Tennessee, to which reference is made for complete terms and conditions thereof;

29586
IDENTIF. REFERENCE
JUL 22 11 16 AM '92
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

This is improved (X) unimproved ( ) property, known as 701 Blackstone Avenue, Madison, Tennessee 37115
(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 my hand this 23rd day of June, 19 92

Tonya L. Skelton
Tonya L. Skelton

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 Tonya L. Skelton

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 23rd day of June, 1992.

Commission expires 11/26/94

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
Tonya L. Skelton

TO
Gary Franklin Biggs

RETURN TO:
William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

7325 07/22 3101 03CHECK 222-86



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	57756.83
			CON TX	213.86
			PRFEE	1.00
			WDEED	8.00
			TOTAL	222.86

CHECK 222.86

07/22/92 01 11:16 0001 7825

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29586

IDENTIF. TREFERENCE

JUL 22 11 16 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 552535