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

BOOK 8689 PAGE 887

ADDRESS NEW OWNER:
Peter O. Eson and Maureen A. Eson
4535 Artelia Drive
Antioch, TN 37013

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Atlantic Coast Mortgage Company
12700 Fair Lakes Circle, Suite 400
Fairfax, VA 22033

MAP AND PARCEL:
MAP 148-8
PARCEL 19
02du 23146

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, Jimmy Wayne Faulk and wife, Frances Yvonne Faulk, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Peter O. Eson and wife, Maureen A. Eson, 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. 17, on the Plan of Oakwood Terrace, Section One, of record in Book 4460, Pages 54 & 55, Register's Office, Davidson County, Tennessee.
>
> Being the same property conveyed to Jimmy Wayne Faulk and wife, Frances Yvonne Faulk, by deed from Marion Thurman and wife, Eva M. Thurman of record in Book 4785, Page 337, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 4559, Page 72, said Register's Office.

This conveyance is subject to minimum building setback lines, public utility and drainage easement containing an 8 inch sewer line and anchor easement of record in Book 4460, Pages 54 & 55, said Register's Office.

This is improved property known as 4535 Artelia Drive, Antioch, TN 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Peter O. Eson and wife, Maureen A. Eson, their heirs and assigns, forever; and we, Jimmy Wayne Faulk and wife, Frances Yvonne Faulk 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 July, 1992.

Jimmy Wayne Faulk

Frances Yvonne Faulk

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jimmy Wayne Faulk and wife, Frances Yvonne Faulk 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 July, 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 $ 62,500.00.

AFFIANT

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

NOTARY PUBLIC
My Commission Expires: 5-22-93

1488 07/31 0101 03CHECK 240.25

32915

IDENTIF. TREFERENCE

JUL 31 11 28 AM '92

DAVIDSON COUNTY TN.

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 62500.00
CON TX 231.25
PRFEE 1.00
REGFEE 8.00
TOTAL 240.25
CHECK 240.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32915

IDENTIF. REFERENCE

JUL 31 11 28 AM

FELIX Z. WILSON
DAVIDSON COUNTY TN.

7/31/92 01 11:26 0001 1488

No. 556139