FILE BOX 45

BOOK 8691 PAGE 210

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 93,459.77

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July 1992

Notary Public

MY COMMISSION EXPIRES: 7/26/94

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
William David Spearman (NAME)	Chemical Mortgage Co. (NAME)	MAP 150-9
337 Cedarcliff Road (STREET ADDRESS OR ROUTE NUMBER)	200 Old Wilson Bridge (STREET ADDRESS)	PARCEL 215
Antioch, TN 37013 (CITY) (STATE) (P.O. ZIP)	Worthington, OH (CITY) (STATE) (ZIP)	02DX05533

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, James V. Wright and wife, Linda Wright,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William David Spearman and wife, Antonia Lynetta Spearman

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. 143, on the plan of Forest View Park, Phase II, Section V, of record in Plat Book 6250, Page 458, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to James V. Wright by deed from Paul N. Ronningen and wife, Teresa R. Ronningen, of record in Book 8360, Page 449, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6569, Page 294, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Paul N. Ronningen and wife, Teresa R. Ronningen, to D. Gene Merrill and Frederick E. Brooks, Trustees, for Atlantic Coast Mortgage Company, dated May 29, 1986, and filed for record in Book 6878, Page 670, Register's Office for said County, with an unpaid principal amount of approximately $ 83,459.77, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

This is unimproved ( ) improved (XX) property, known as 337 Cedarcliff Road, Antioch, TN 37013
(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 heir 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 covey 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 31st day of July, 1992

Linda Wright

James V. Wright

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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 ~~James V. Wright~~ and wife, Linda Wright,

the bargainor s, with whom I am personally acquainted/and who acknowledged that they (or proved to me on the basis of satisfactory evidence executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of July, 1992.

Commission expires 7/24/93

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 his oath / their several oaths/ acknowledged himself / themselves/ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that (he) / (they) 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 _____.

(or proved to me on the basis of satisfactory evidence)

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

My commission expires _____

Notary Public

WARRANTY DEED

FROM

James V. Wright

TO

William David Spearman
Antonia Lynetta Spearman

RETURN TO:

METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214

33294

IDENTIF. REFERENCE

AUG 3 9 49 AM '92

FEE [illegible] RECORDER
DAVIDSON COUNTY TN.

6762 08/03 0101 03CHECK 354.95

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 93459.77
				CON TX 345.95
				PRFEE 1.00
				WDEED 8.00
				TOTAL 354.95
				CHECK 354.95
			08/03/92 01	09:50 0001 6762

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33294

IDENTIF. REFERENCE

AUG 3 9 49 AM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 556584