Quality 4

FORM No. WD-1

BOOK 8703 PAGE 983

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 53,218.06

Donna Fay Flohr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17th DAY OF August 1992

Notary Public

MY COMMISSION EXPIRES: January 27, 1996

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: LASSITER, TIDWELL & TRENTHAM, ATTYS.
P.O. BOX 1369, BRENTWOOD, TN 37024-1369

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: & TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna Fay Flohr	BarclaysAmerican/Mortgage Corp.	
(NAME)	(NAME)	
123 McMurray Circle	P. O. Box 33213	147-16-A-23.
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Charlotte, NC 28233	00CO
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 Todd Falter and wife, Kellie Jean Falter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donna Fay Flohr, unmarried

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, TN, being Lot No. 23 on the Plan of McMurray Court, a de Minimus Planned Unit Development, of record in Book 6250, Page 230; Book 6606, Page 144, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James Todd Falter and wife, Kellie Jean Falter by deed from Gillespie Meadows, Inc. of record in Book 8449, Page 73, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to restrictions of record in Book 6446, page 539; Book 6481, Page 849; Book 7325, Page 261; Book 7338, Page 28; Book 8631, Page 850; Agreement in Book 6450, Page 955, and all matters shown on the Plan of Record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a deed of trust to BarclaysAmerican/Mortgage Corp., of record in Book 8449, Page 76, said Register's Office, and also the agreement that the escrow account held in connection with the aforesaid deed of trust is hereby transferred to said grantees.

This is unimproved ( ) improved (XX) property, known as 123 McMurray Circle, Nashville, TN 37211
(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 hands this 17th day of August, 19 92

James Todd Falter
James Todd Falter

Kellie Jean Falter
Kellie Jean Falter

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STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, Elizabeth J. Smith, a Notary Public in and for said County and State, James Todd Falter and wife, Kellie Jean Falter

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained, and who further acknowledged that _____ the _____ of the maker or a constituent of the maker and _____ authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at office in Brentwood, Tennessee this 17th day of August, 1992

Notary Public Elizabeth J. Smith

My commission expires: January 27, 1996

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

37.51 8

IDENTIFICATION REFERENCE

AUG 18 12 09 PM '92

WILSON H. REGISTER
DAVIDSON COUNTY, TN

DEED

FROM
James Todd Falter and wife,

Kellie Jean Falter

TO
Donna Fay Flohr, unmarried

Realty Title
Post Office Box 1369
428 Wilson Pike Circle
Brentwood, TN 37024-1369
(615) 377-0620

1482 08/18 0101 03CHECK 205.84

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 53218.06
CON TX 196.84
PRFEE 1.00
WDEED 8.00
TOTAL 205.84
CHECK 205.84

08/ 8/92 01 12:10 0001 1482

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3751.8

IDENTIFICATION REFERENCE

AUG 18 12 09 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 561244