BOOK 8715 PAGE 238

$80.00

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP-PAR NO.
Janis Ilene Comer 913 Delray Drive Nashville, TN 37209	Atlantic Coast Mortgage Co. 3975 University Drive Fairfax, VA 22030	MAP 91-10 PARCEL 336

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **TEN AND NO/100 ($10.00) DOLLARS**, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of a certain Deed of Trust of record in Book 7453, Page 429, Register's Office for Davidson County, Tennessee, to secure to Atlantic Coast Mortgage Company, the original principal amount of $45,200.00 payable as therein specified; We, **Tedi E. McCain now-known as Tedi E. McCain Martin and husband, Ron Martin**, have bargained and sold, and by these present do transfer and convey unto the said **Janis Ilene Comer** the Grantee(s) herein their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 112 on the Plan of Morrow Meadows, Section 2, as of record in Book 2331, Page 33, said Register's Office.

SAID Lot as corrected fronts 50 feet along the southwesterly margin of Delray Drive and runs back 231.2 feet on the southeasterly line and 231 feet on the northwesterly line to Richland Creek on which it measures 50 feet.

BEING the same property conveyed to Tedi E. McCain, unmarried by deed from Jimmy David Bates and wife, Deborah L. Bates of record in Book 7453, Page 426, Register's Office for Davidson County, Tennessee.

This is improved property known as: **913 Delray Drive, Nashville, TN 37209**

This conveyance is subject to all restrictions, easements and plats of record in the Register's Office for said County.

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 the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all gender.

Witness our hands this 27 day of August, 1992.

Tedi E. McCain Martin

Tedi E. McCain Martin

Ron Martin

Ron Martin

41058

IDENTIFICATION REFERENCE

AUG 31 12 57 PM '92

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

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 **Tedi E. McCain now known as Tedi E. McCain Martin and husband, Ron Martin**, 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 Nashville, Tennessee on this 27 day of August, 1992.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-96

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $47,000.00

AFFIANT

Sworn to and subscribed before me this 27 day of Dec., 1992.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-96

This instrument prepared by:
Rick M. Johnson, 3221 Nolensville Rd., Ste. #1, Nashville, TN 37211
(615) 833-5858

3467 08/31 0101 03CHECK 182.50

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8715 PAGE 240

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 47000.00
				CON TX 173.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 182.90
				CHECK 182.90
08/31/92		01	12:59 0001	5467

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 1.0.5 8.

IDENTIFICATION REFERENCE

AUG 31 12 57 PM '92

F. Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 565185