Mail

THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
311 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
TN SUPREME COURT NO. 2657

BOOK 8873 PAGE 532

OUR FILE NUMBER: R-2386

MAP/GROUP/PARCEL
052-07-0-036.00

NEW OWNER'S ADDRESS:
GREGORY L. LATIMER AND WIFE,
TERESA FAY LATIMER
721 TAHLENA DRIVE
MADISON, TENNESSEE 37115

SEND TAX BILLS TO:
STERLING SAVINGS BANK
28400 NORTHWESTERLY HWY
SUITE 400
SOUTHFIELD, MI 48034

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which his hereby acknowledged, we, Robert M. Maso and Paula Jo Boardman, hereinafter called Grantors, do hereby transfer and convey unto Gregory L. Latimer and wife, Teresa Fay Latimer, their heirs and assigns, hereinafter called Grantees, property described as follows:

Land in Davidson County, Tennessee.

BEING Lot No. 83, Resubdivision of Lot 83 and 84, Madison Heights Subdivision Section 1, a plat of which is of record in Plat Book 6050, Page 126, Register's Office for said county, to which plat reference is hereby made for further description of said property.

BEING the same property conveyed to grantors herein by Deed of record in Book 7983, Page 988, Register's Office for said county.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered except for the Deed of Trust hereinafter mentioned and except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

ASSUMPTION CLAUSE

As part of the purchase price of the above described premises, the grantees hereby expressly assume and agree to pay an existing mortgage evidenced by a Deed of Trust of Record in Book 7983, Page 991, Register's Office for Davidson County, Tennessee, in the original amount of $71,310.00, the same being payable to Fidelity Federal Savings and Loan Association, the same now being payable to Sterling Savings Bank.

GRANTEES execute this Deed as evidence of their assuming and promising to pay the debt hereinabove described.

Robert M. Maso

Robert M. Maso

Paula Jo Boardman

Paula Jo Boardman

Gregory L. Latimer

Gregory L. Latimer

Teresa Fay Latimer

Teresa Fay Latimer

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Robert M. Maso and Paula Jo Boardman and Gregory L. Latimer and wife, Teresa Fay Latimer, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 16th day of February, 1993.

Janet L. Adams

NOTARY PUBLIC

JANET L. ADAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

MY COMMISSION EXPIRES: 4-13-93

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $76,261.70.

Robert M. Maso

AFFIANT

Sworn to and subscribed before me, this the 16th day of February, 1993.

Janet L. Adams

NOTARY PUBLIC

JANET L. ADAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

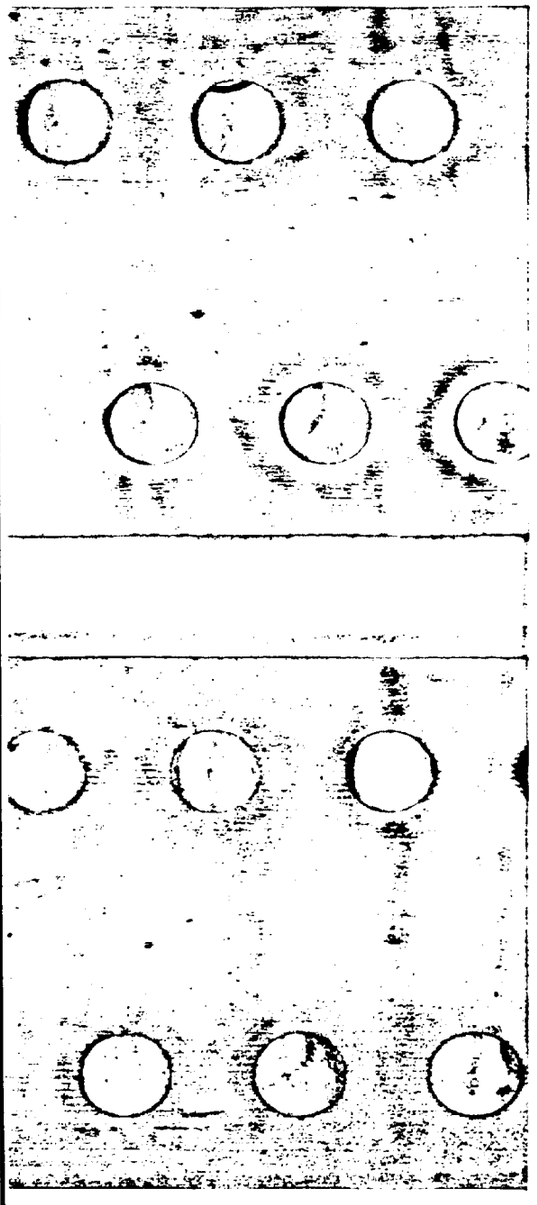
My Commission Expires: 4-13-96

7036 02/25 0101 03CHECK 291.31

FEB 25 1 04 PM '93
ELVA Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE:

95382



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 76261.70
				CON TX 282.31
				PRFEE 1.00
				WDEED 8.00
				TOTAL 291.31
				CHECK 291.31
			02/25/93 01	13:03 0001 7036

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95382

IDENTIFICATION REFERENCE

FEB 25 1 04 PM '93

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 624635