BOOK 8924 PAGE 616

PICK-UP

12375

FEE $ REFERENCE

APR 23 12 00 PM '93

DAVIDSON COUNTY, TN

THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
3125 North Mt. Juliet Road
P. O. Box 425
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Stuart W. Dalton, et ux
809 Fatherland Street
Nashville, TN 37206

MORTGAGEE:
Chemical Mortgage Company
200 Old Wilson Bridge Road
Worthington, OH 43085-8500

SEND TAX BILLS:
Mortgagee

MAP-PARCEL:
82-16-195
FB No. 18W-4285

[illegible] 14 11 0101 03CHECK 282.00

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, **Benjamin R. Lloyd and wife, Alice Rothenbusch Lloyd,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Stuart W. Dalton and wife, Paulette S. Dalton,** 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. 78 on the plan of Barrow's Addition to Edgefield, now East Nashville, of record in Plan Book 1, page 13, Chancery Court for said County.
>
> Said Lot No. 78 fronts 50 feet on the northerly margin of Fatherland Street and extends back between parallel lines 170 feet to an alley.
>
> Being the same property conveyed to Benjamin R. Lloyd and wife, Alice Rothenbusch Lloyd, by deed from Katherine L. Bohon, unmarried, as of record in Book 6092, page 959, Register's Office for Davidson County, Tennessee.
>
> It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Atlantic Coast Mortgage Company, of record in Book 6876, page 105, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid mortgage is hereby transferred to the said Grantee.

This is improved property known as 809 Fatherland Street, Nashville, TN 37206.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, and easements, covenants and conditions as shown on the Plan of record in Plan Book 1, page 13, Chancery Court for Davidson County, Tennessee.

Property taxes for the current year have been settled between the parties and will be paid by the Mortgagee.

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 20th day of April, 1993.

BENJAMIN R. LLOYD

ALICE ROTHENBUSCH LLOYD

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Benjamin R. Lloyd and wife, Alice Rothenbusch Lloyd**, 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 Mt. Juliet, Tennessee, this 20th day of April, 1993.

NOTARY PUBLIC

My Commission Expires: 10-1-95

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $ 73,841.55 .

AFFIANT

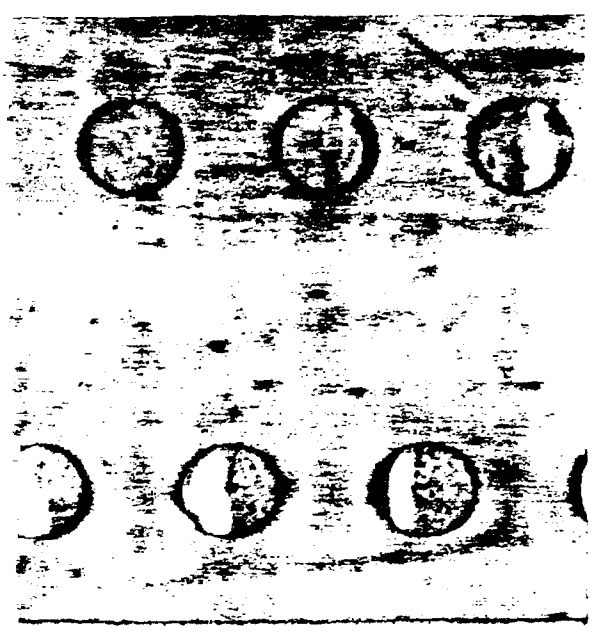
Subscribed and sworn to before me this 20th day of April, 1993.

NOTARY PUBLIC

My Commission Expires: 10-1-95

State Tax $ 213.06
$ 1.00
$ 282.66
Register
By _____ Deputy

Filed for record _____ 19__
O'clock



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

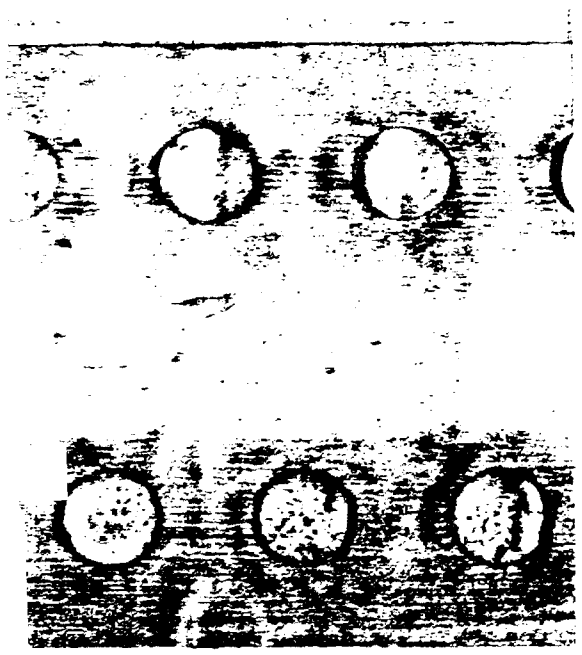
RECEIVED OF _____

FOR _____

BOOK 8924 PAGE 618

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	73841.58
CON TX	273.06
PRFEE	1.00
WDEED	8.00
TOTAL	282.06
CHECK	282.06

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12375

IDENTIFT REFERENCE

APR 23 12 00 PM '93

DAVIDSON COUNTY, TN

No. 643305