SD

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50

BOOK 9119 PAGE 864

ADDRESS NEW OWNER:
Peter A. Iyere and Tina Iyere
6419 Thunderbird Drive
Nashville, Tennessee 37209

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters National Bank,
a national banking association
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 90-16
GROUP
PARCEL 263

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, Lois Cart a married person, Hazel Foster a married person, and Lonnie Goddard, an unmarried person hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Peter A. Iyere and wife, Tina Iyere, 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. 551 on the Map of Charlotte Park, Section 8, as of record in Book 2900, pages 45 and 46, Register's Office for Davidson County, Tennessee.

Said Lot No. 551 fronts 79.3 feet on the southeasterly side of Thunderbird Drive and extends back 125 feet on the northeasterly line and 118.9 feet on the southwesterly line, to a line in the rear on which it measures 85 feet.

Being the same property conveyed to Lois Cart, Hazel Foster and Lonnie Goddard by deed from Malcolm Cart and wife, Lois Cart, as of record in Book 6694, page 232, Register's Office for Davidson County, Tennessee.

The said Malcolm Cart joins in this conveyance for the purpose of conveying any marital interest he may have in subject property. The said Randall Foster joins in this conveyance for the purpose of conveying any marital interest he may have in subject property.

This is improved property known as 6419 Thunderbird Drive, Nashville, TN 37209.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1993 property taxes which have been paid.
2. Rights, conditions, obligations and restrictions regarding use of a sewer system, stated in agreement between Consolidated Developments, Inc., and City of Nashville, of record in Book 2593, page 566, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Peter A. Iyere and wife, Tina Iyere, their heirs and assigns,

forever; and we, Lois Cart, Hazel Foster and Lonnie Goddard, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 15th day of October, 1993.

Lois Cart
Lois Cart

Malcolm Cart
Malcolm Cart

Lonnie Goddard
Lonnie Goddard

Hazel Foster Atty-in-fact
Hazel Foster
By: Lois Cart, Attorney-In-Fact

Randall Foster Atty-in-fact
Randall Foster
By: Lois Cart, Attorney-In-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Lois Cart and Husband, Malcolm Cart, 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 Nashville, Tennessee, this the 15th day of October, 1993.

June E. Atkinson
NOTARY PUBLIC

My Commission Expires: 7/27/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and fore said County and State, the within named Lonnie Goddard an unmarried person, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 15th day of October, 1993.

June E. Atkinson
NOTARY PUBLIC

My Commission Expires: 7/27/96

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 Lois Cart, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of Hazel Foster and Husband Randall Foster as their Attorney-In-Fact, as the free act and deed of the within named Hazel Foster and Husband Randall Foster. Witness my hand and official seal at Nashville, Tennessee, this 15th day of October, 1993.

June E. Atkinson
NOTARY PUBLIC

My Commission Expires: 7/27/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 69,900.00.

Gracy C Boucher
AFFIANT

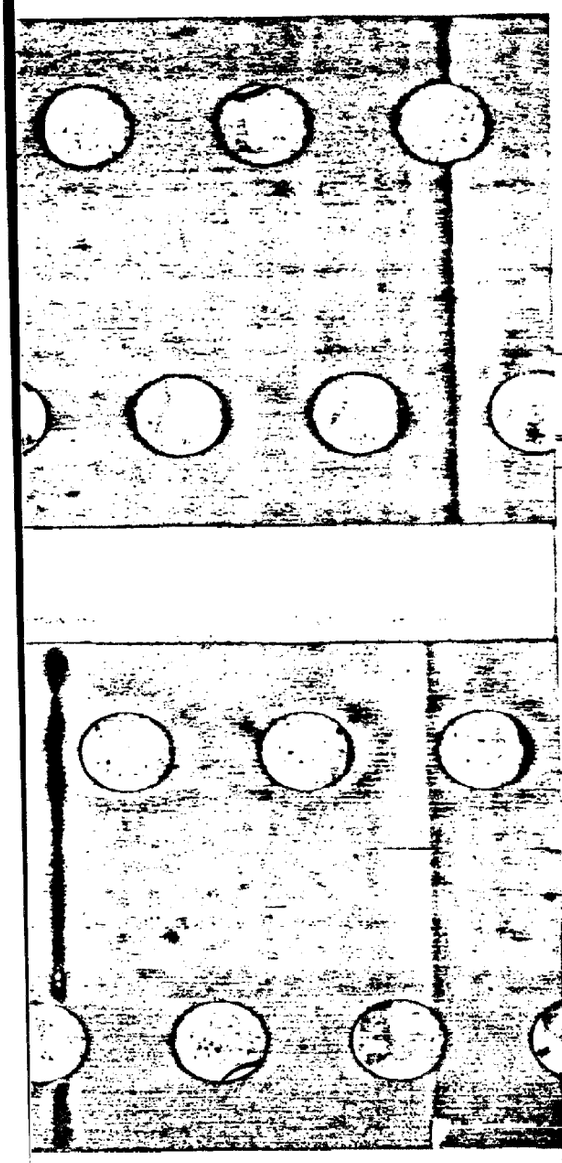
Subscribed and sworn to before me
this 15th day of October, 1993.

June E. Atkinson
NOTARY PUBLIC
My Commission Expires: 7/27/96

75761
IDENTIF. & REFERENCE

93 OCT 19 PM 3:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3669 10/19 0101 03CHECK 271.63



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

RECEIVED OF _____

FOR _____

BOOK 9119 PAGE 867

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 69900.00
				CON TX 258.63
				PRFEE 1.00
				WDEED 12.00
				TOTAL 271.63
				CHECK 271.63
10/19/93	01			15:09 0001 3669

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

75761
IDENTIF. # REFERENCE

93 OCT 19 PM 3:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 711518