BOOK 9314 PAGE 728

Box 1

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 72,685.47

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
8th DAY OF April 19 94

Notary Public

MY COMMISSION EXPIRES: October 9, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sandra J. Boone	Source One Mortgage Services Corporation	86-8
(NAME) 1417 Autumn Knoll	(NAME) 27555 Farmington Road	7
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Farmington Hills, MI 48334-3357	4D00006
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, John A. Lynn and wife, Tracy K. Lynn,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sandra J. Boone, 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, Tennessee, being Lot No. 157 on the Plan of Jackson's Retreat Phase III, of record in Plat Book 5200, Page 517 and 518, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to John A. Lynn and wife, Tracy K. Lynn by deed of record in Book 8444, Page 334, Register's Office for Davidson County, Tennessee.
This conveyance is subject to any and all existing restrictions and easements of record.
This conveyance is subject to a certain Deed of Trust securing the payment of a promissory note to Fireman's Fund Mortgage Corp. of record in Book 8444, Page 337, said Register's Office with a present unpaid balance of approximately $70,462.00, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to Grantee.
This instrument is executed on behalf of John A Lynn and wife, Tracy K. Lynn by Terry E. DeSelms as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9314, Page 727, in the Register's Office for Davidson County, Tennessee.
The grantee assumes the personal obligation of the grantor and/or original mortgagor under the terms of the Note and any instrument, regulations or laws creating the loan to indemnify the Department of Veterans Administration or Federal Housing Administration to the extent of any claim of payment arising from the guaranty or insurance of the indebtedness.

unimproved ( )
This is improved (XX) property, known as 1417 Autumn Knoll, Hermitage, TN 37076
(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 8th day of April 1994

John A. Lynn — Tracy K. Lynn

By: Terry E. DeSelms, Attorney-in-fact — By: Terry E. DeSelms, Attorney-in-fact

DCTN01WC

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 John A. Lynn and wife, Tracy K. Lynn

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 Antioch, Tennessee, this 8th day of April 19 94.

Commission expires October 9, 1995

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

On this April 8, 1994 before me personally appeared Terry E. DeSelms, the person who executed the foregoing instrument on behalf of John A. Lynn and wife, Tracy K. Lynn, and acknowledged that they executed the same as the free act and deed of the said John A. Lynn and wife, Tracy K. Lynn, through Power of Attorney granted him by the said John A. Lynn and wife, Tracy K. Lynn.

Commission Expires: 10/9/95

Lori Holloway
Notary Public

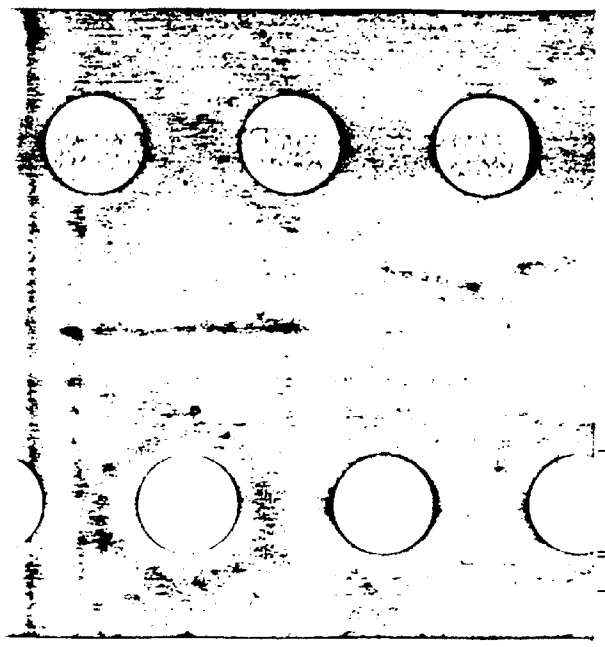
IDENTIFICATION REFERENCE

94 APR 18 AM 9:46

REGISTER
DAVIDSON CO. TENN.

APPT 04/13 0101 030HECK 277.99

TN01WC



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

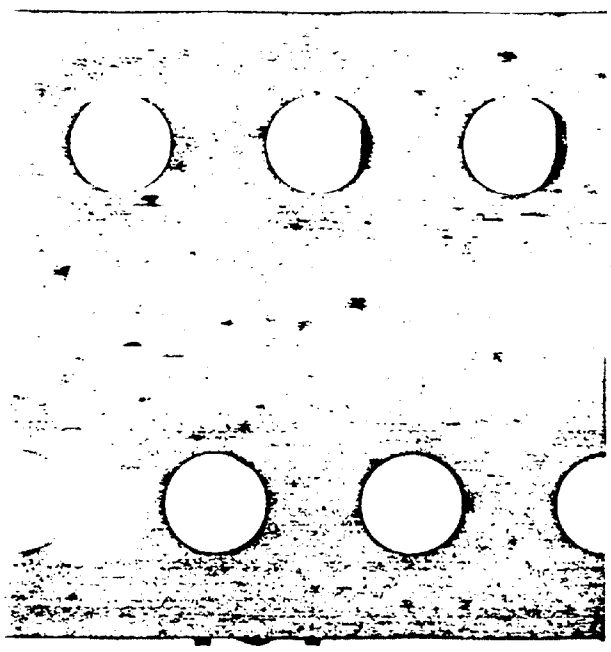
RECEIVED OF _____

FOR _____

BOOK 9314 PAGE 730

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 72685.47
CON TX 268.99
PRFEE 1.00
MDEED 8.00
TOTA 277.99

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 277.99

39952
IDENTIFICATION REFERENCE

94 APR 18 AM 9:46
FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

[illegible] 94 02 09:47 0001 4999

No. 780183