BOOK 9561 PG 440

Return To

FIRST TITLE CORP.
1161 MURFREESBORO RD.
SUITE 324
NASHVILLE, TN 37217

T-2940

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 65,152.02

Subscribed and sworn to before me, this the 30th day of December, 19 94

My commission expires: 7/22/95

Affiant

Notary Public

(As Seal)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires July 22, 1995.

WARRANTY DEED

Prepared by:
FIRST TITLE CORPORATION, 1161 Murfreesboro Road, Suite 324, Nashville, TN 37217

ADDRESS OF NEW OWNER:			SEND TAX BILLS TO:		
Melissa V. Knight			Alliance Mortgage Company		
3392 Oak Trees Court			P.O. Box 2109		
Antioch	TN	37013	Jacksonville	FL	32232
CITY	STATE	ZIP	CITY	STATE	ZIP

MAP & PARCEL NO 150-07-0/524.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Fred Alvin Schiltz and wife, Phyllis W. Schiltz,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Melissa V. Knight

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

BEING Lot 62-B of the Zone Lot Division of Lots Nos. 62, 63, 65 and 66 of Lakeshore Woods, Section III, of record in Plat Book 6250, page 730, amending Plat Book 5200, Page 621, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed unto Fred Alvin Schiltz and wife, Phyllis W. Schiltz, by Deed recorded April 29, 1994, in Book 9327, Page 583, of the Register's Office for Davidson County, Tennessee.

Grantee herein, as part of the purchase price and consideration for this deed, assumes and agrees to pay the indebtedness evidenced by that certain Deed of Trust made by Douglas B. Moody and wife, Patricia F. Moody, to Security Financial & Mortgage Corporation, which Deed of Trust is recorded in the Office of the Register of Deeds of Davidson County, Tennessee, in Book 6758, Page 229, and Note of even date thereby secured, in the original principal amount of $57,519.00, now payable to Alliance Mortgage Company. And for the same consideration, Grantee hereby assumes the obligations of Douglas B. Moody and wife, Patricia F. Moody, under the terms of the instruments creating the loan to indemnify the Department of Veterans Affairs to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned. This liability to the Department of Veterans Affairs is under the authority of Chapter 37, Title 38 of the United States Code, and supercedes any State or local law barring or limiting deficiencies following foreclosure of real property. The escrow account is transferred to Grantee. Loan No. 444888 .

This conveyance is subject to restrictions of record in Book 6063, Page 351; Book 6112, Page 256; Book 6230, Page 385; and Notes on Plat Book 6250, Page 730; and such easements and setback lines of record in Plat Book 6250, Page 730, amending Book 5200, Page 621, said Register's Office.

THIS IS _____ IMPROVED PROPERTY KNOWN AS 3392 Oak Trees Court, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 hand(s) this 30th day of December, 19 94

Fred Alvin Schiltz

Phyllis W. Schiltz

LEGIBILITY OF WRITINGS, PRINTING AND PHOTOGRAPHS IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

State of Tennessee
County of Davidson

BOOK 9561 PG 441

On this 30th day of December, 19 94, before me personally appeared Fred Alvin Schiltz and wife, Phyllis W. Schiltz, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

7/22/95

NOTARY PUBLIC LARGE STATE OF TENNESSEE

My Commission Expires July 22, 1995.

Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

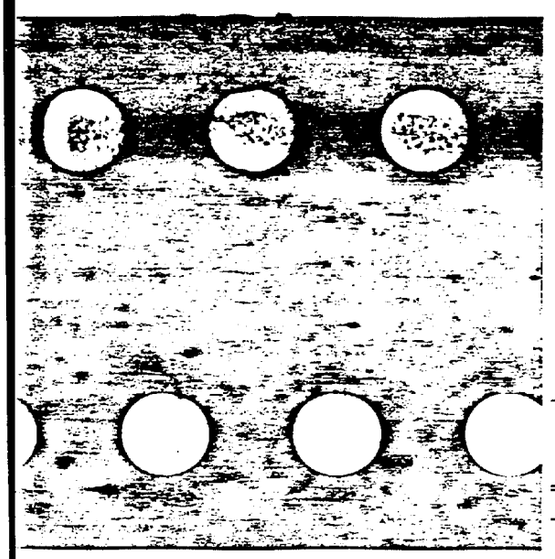
22095

IDENTIFICATION REFERENCE

93 JAN -3 [illegible]

DAVID [illegible]

3400 1/03 3:01 DEED 250.24



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

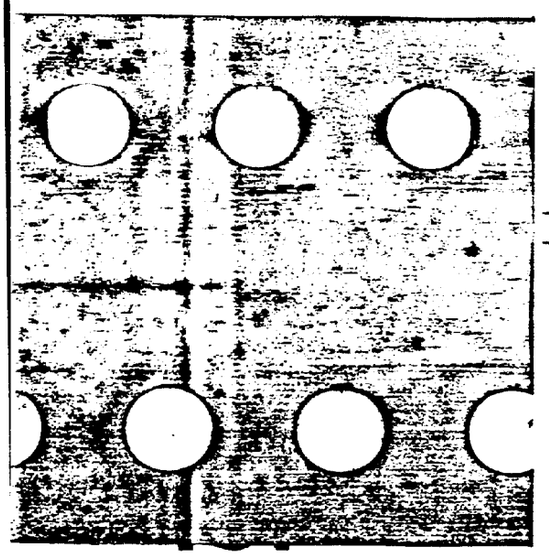
RECEIVED OF _____

FOR _____

BOOK 9561 PG 442

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	65152.02
CON TX	241.24
PRFEE	1.00
WDEED	8.00
TOTAL	250.24

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 250.24

01/03/95 01 10:26 0001 9400

95 JAN -3 AM 10:26

DAVIDSON COUNTY

22095

IDENTIFICATION REFERENCE

No. 868278