BOOK 9791 PG 777

52

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 590,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
8th DAY OF September 19 95

Notary Public

MY COMMISSION EXPIRES: 11/9/95
(AFFIX SEAL)

KAREN L. TRAVIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

Lehman Land Title, Inc., 5211 Maryland Way, Suite 1060, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald M. Reid (NAME)	PHH US Mortgage Corporation (NAME)	116-11-38
422 Sunnyside Drive (ADDRESS)	55 Haddonfield Road (ADDRESS)	
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Cherry Hill, NJ 08002 (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, Wilbur H. Jennings and wife, Carole E. Jennings

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald M. Reid and wife, Jo A. Reid

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 the 7th Civil District of Davidson County, Tennessee, being the northerly 88 feet of Lot 6, all of Lot 7 and the southerly 12 feet of Lot 8, of Block E, on the Map of Honeywood Subdivision of the Malone Property, not of record, described as follows:

Beginning at a point in the east margin of Sunnyside Drive, 12 feet north of the northwest corner of Lot 5, and being the northwest corner of property heretofore conveyed to Bruce I. Crabtree and wife, by deed recorded in Book 1880, page 342, of the Register's Office of Davidson County, Tennessee, and running thence in a northerly direction with the east margin of Sunnyside Drive 200 feet to a point, 12 feet north of the southwest corner of Lot 8, and being the southwest corner of property heretofore conveyed to John F. House by deed of record in Book 2241, page 425, of said Register's Office; thence with House's southerly line 197 feet, more or less, to a stone wall, House's southeast corner; thence in a southerly direction with said stone wall 200 feet to a point, Crabtree's northeast corner; and thence, with Crabtree's north line, 196 feet, more or less, to the point of beginning.

Being the same property conveyed to Wilbur H. Jennings and wife, Carole E. Jennings by deed from Sue Ellen Gulbenk Justus and husband James W. Justus, III of record in Book 9679, page 46, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ( )
This is improved (X) property, known as 422 Sunnyside Drive, Nashville, Tennessee 37205
(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 hand s this 8th day of September 19 95

Wilbur H. Jennings by

Wilbur H. Jennings

Carole E. Jennings by

Carole E. Jennings

BOOK 9791 PG 778

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wilbur H. Jennings and wife, Carole E. Jennings

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 Brentwood, Tennessee, this 8th day of September 19 95.

Commission expires _____

_____
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 WILLIAMSON

On this 8th day of September, 1995, before me, the undersigned, a Notray Public in and for said County and State, personally appeared Charles Sussman, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Wilbur H. Jennings and Carole E. Jennings, and acknowledged that he executed the same as the free act and deed of the said Wilbur H. Jennings and Carole E. Jennings. Witness my hand and official seal at office this 8th day of September, 1995.

KAREN L. TRUE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires:
11/7/95

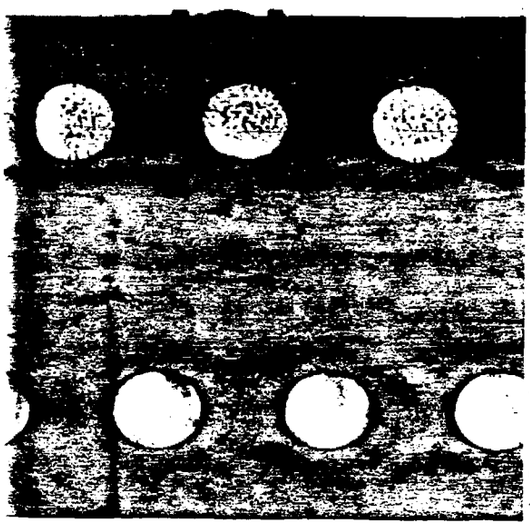
_____
Notary Public

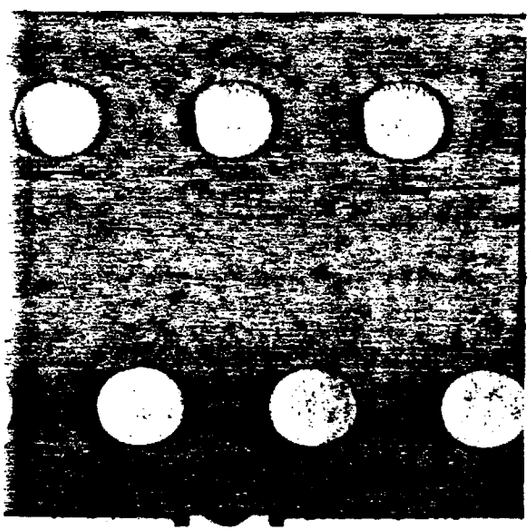
0099208

IDENTIFICATION REFERENCE

95 SEP 11 PM 2:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

2880 09/11 0101 03CHECK 2192.00





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

RECEIVED OF _____

FOR _____

BOOK 9791 PG 779

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	
	590000.00
CON TX	2183.00
PRFEE	1.00
WDEED	8.00
TOTAL	2192.00
CHECK	2192.00

09/11/95 01 14:06 0001 2880

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0099208
IDENTIF. # REFERENCE
95 SEP 11 PM 2:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 951756