This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 10029 PG 842

ADDRESS NEW OWNER:
Margaret Eileen Haddock
204 Woodmaker Court
Nashville TN 37214

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
ACCUBANC MORTGAGE CORPORATION
12377 Merit Drive #600
Dallas, TX 75380-9089

MAP AND PARCEL:
MAP 108-16
PARCEL 376
3D-91933

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Harold Reeves, Trustee, with full power to mortgage, sell and convey without the joinder of any beneficiary, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Margaret Eileen Haddock, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 126B, Zone Lot Division of 111, 112, 124, 125 and 126, on the Plan of Percy Priest Woods, Section 4, of record in Plat Book 6900, Page 64, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Harold Reeves, Trustee, by deed from Linda Fenske Gann and husband Dorris Eugene Gann of record in Book 9972, Page 245, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Grantee herein, as part of the purchase price and consideration for this deed, assume and agree to pay the indebtedness evidenced by that certain deed of trust made by Timothy R. Haley and wife, Jean M. Haley to Mortgage Trust Corporation, which deed of trust is recorded in the office of the Register of Deeds of Davidson County, Tennessee, in Book 7179, Page 440, and note of even date thereby secured, in the original principal amount of $57,500.00, payable now to AccuBanc Mortgage Corporation. And for the same consideration Grantee hereby assume the obligations of Harold Reeves, Trustee, under the terms of the instruments creating the loan to indemnify the Department of Veterns 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 supersedes any State or local law barring or limiting deficiencies following foreclosure of real property. The escrow account transferred to Grantee. Loan No. 9882788.

This conveyance is subject to restrictions of record in Book 5984, Page 865; as amended in Book 6020, Page 270, Book 6097, Page 11 and Plat Book 6900, Page 64, and such easements and setback lines of record in Plat Book 6250, Page 356 and 257 and as amended in Plat Book 6900, Page 64, said Register's Office.

This is improved property known as 204 Woodmaker Court, Nashville TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Margaret Eileen Haddock, her heirs and assigns, forever; and Harold Reeves, Trustee, with full power to mortgage, sell and convey without the joinder of any beneficiary, does covenant with the said Grantee that he is lawfully seized and possessed of said land in fee simple, have a good right to convey it; and does further covenant that he, his successors and

representatives, to warrant and forever defend the title to the said land to the said Grantee, her 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.

BOOK 10029 PG 843

Witness my hand this the 25th day of April, 1996.

Harold Reeves Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Harold Reeves Trustee with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Trustee of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand and official seal at Nashville, Tennessee, this the 25th day of April, 1996.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 869.16 ~~66,896.16~~

AFFIANT

Subscribed and sworn to before me this 25th day of April, 1996.

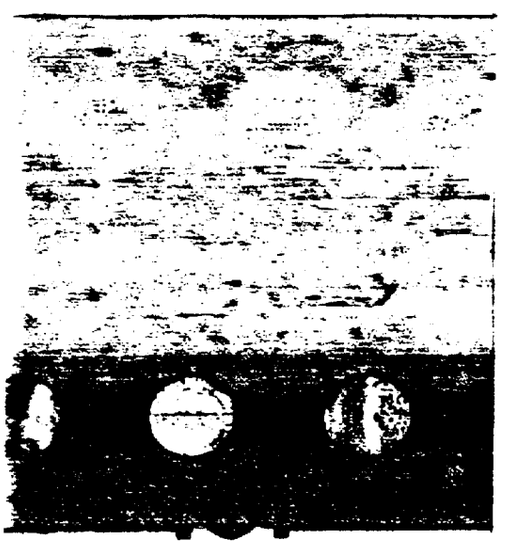
NOTARY PUBLIC
My Commission Expires: 3/22/97

0175916
IDENTIF. ↑ REFERENCE

96 APR 29 PM 12:46
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5260 04/29 0101 03CHECK 256.42





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

RECEIVED OF _____

FOR _____

BOOK 10029 PG 844

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 66869.16
				CON TX 247.42
				PRFEE 1.00
				MDEED 8.00
				TOTAL 256.42
				CHECK 256.42

04/29/96 01 12:46 0001 5260

RECEIPT NOT VALID UNTIL CHECK IS PAID BY BANK

0175916 IDENTIF. ← REFERENCE

96 APR 29 PM 12:46

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1033307