This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679
This instrument prepared from information furnished by parties

File Box 24

ADDRESS NEW OWNER:
M. Lee Barrett Jr.
976 Murfreesboro Road
Nashville, TN 37217

SEND TAX BILL:
To Mortgagee

Heritage Bank
110 E. Center Street
Kingsport, TN 37660

MAP AND PARCEL:
MAP 150-6
PARCEL 133/222

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, Bobby J. Damron and wife, Phyllis P. Damron hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto M. Lee Barrett Jr., hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lots 19 B, Zone Lot Division of Lots 18, 19 and 20, Woodymore Heights, Section 2 of record in Book 6900, Page 203, (amending Plat of record in Book 5200, Page 645,) Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Bobby J. Damron and wife, Phyllis P. Damron, by deed from Bobby D. Wall Construction Company, a sole proprietorship of Bobby D. Wall of record in Book 7125, Page 905, Register's Office for Davidson County, Tennessee.

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

~~Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Heritage Federal Bank of record in Book _____, Page _____, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan.~~ The escrow account be transferred to Grantee(s).

This conveyance is subject to restrictions of record in Book 6534, Page 872, amended in Book 6536, Page 329; and such easements and setback lines of record in Plat Book 5200, Page 645, as amended in Zone Lot Division of Lots 18, 19 and 20, of record in Book 6900, Page 203, said Register's Office.

This is improved property known as 3004 Woodymore Place, Nashville, TN.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said M. Lee Barrett Jr., his heirs and assigns, forever; and we, Bobby J. Damron and wife, Phyllis P. Damron do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it; 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 Grantee, his 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 24th day of ~~January,~~ June 1997.

Bobby J. Damron

Phyllis P. Damron

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named [redacted], Phyllis P. Damron 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 25 day of ~~January~~ June, 1997.

NOTARY PUBLIC

My Commission Expires: 3-2-98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $49,700.22.

AFFIANT

Subscribed and sworn to before me this 25 day of ~~January,~~ June, 1997.

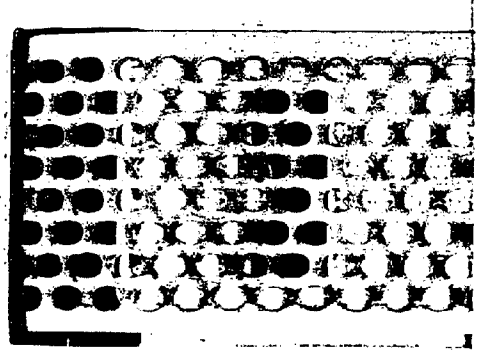
NOTARY PUBLIC
My Commission Expires: 3-28-98

0324427
IDENTIFICATION REFERENCE

97 JUL -9 AM 11:50

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

2389 07/09 0101 03CHECK 192.89



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10523 PG 139

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 49700.82-

ERR CO

CAMT 49700.82-

CAMT 49700.22

CON TX 183.89

PRFEE 1.00

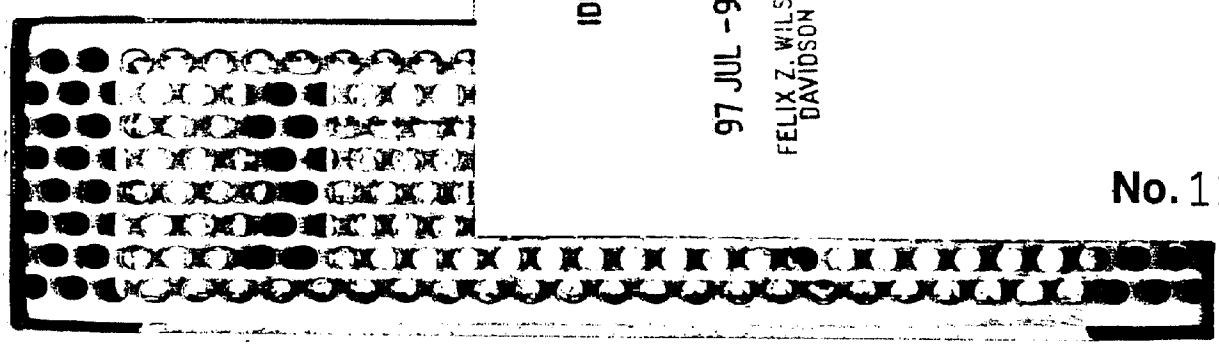
WDEED 8.00

TOTAL 192.89

CHECK 192.89

07/09/97 01 11:51 0001 2389

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03244217

IDENTIF. ↑ REFERENCE

97 JUL -9 AM 11:50

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1172143