WARRANTY DEED

BOOK 10949 PG 286

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 125,000.00

William James Blackmore
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF May, 19 98

Notary Public

MY COMMISSION EXPIRES: 9/23/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM JAMES BLACKMORE	CHASE MANHATTAN MORTGAGE CORPORA	MAP 51-02
(NAME)	(NAME)	
906 CHADWELL DRIVE	P. O. BOX 4025	PARCEL
(ADDRESS)	(ADDRESS)	
MADISON, TN 37115	MONROE, LA 71211-4025	25
(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, MARY M. BINNION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM JAMES BLACKMORE AND WIFE, KAREN L. BLACKMORE

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:

Situated in Davidson County, Tennessee, being Lot No. 132 on the Plan of Section 2, Pleasant Acres, of record in Book 2133, page 75, Register's Office for said County.

Said Lot No. 132, which is a corner lot, fronts 228.0 feet on the northerly margin of Chadwell Drive and fronts 207.70 feet on the easterly margin of Graycroft Road, said frontage being joined by a curve having a length of 31.42 feet, and extends back 122.20 feet on the northerly line and 200 feet on the easterly line to a point of intersection.

Being the same property conveyed to MARY M. BINNION by Deed of record in Book 10794, page 289, Register's Office for Davidson County, Tennessee.

This is not the principal residence of the Grantor.

As a part of the consideration for this conveyance grantees assume and agree to pay the mortgage debt recorded at Book 6880, page 628, Register's Office for Davidson County, Tennessee, and also hereby assume the obligations of Richard B. Carney and wife, Susie J. Carney under the terms of the instrument creating the loan to indemnify the Department of Veterans Affairs to the extent of any claim payment arising from the guaranty of the indebtedness above mentioned.

MAIL ENV.

98 MAY 28 PM 1:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0443009

unimproved ( )
is improved (X) property, known as 906 CHADWELL DRIVE, MADISON, TN 37115
(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 my our hand s this 27th day of May 19 98

Mary M Binnion
MARY M. BINNION

William James Blackmore
WILLIAM JAMES BLACKMORE

Karen L. Blackmore
KAREN L. BLACKMORE

BOOK 10949 PG 287

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 MARY M. BINNION AND WILLIAM JAMES BLACKMORE AND WIFE, KAREN L. BLACKMORE

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/~~she~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 27th day of May, 19 98.

Commission expires 9/23/00

Notary Public

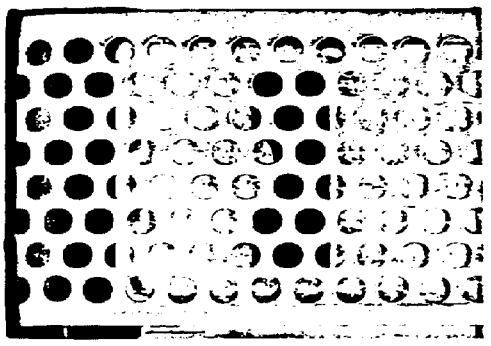
STATE OF TENNESSEE
COUNTY OF

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



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

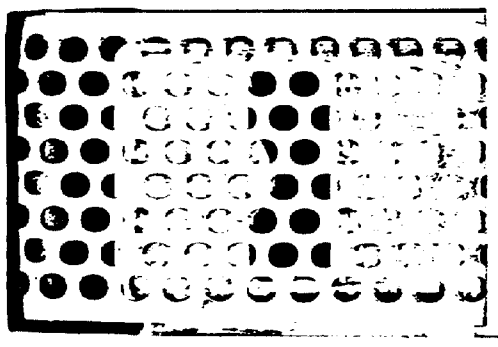
RECEIVED OF _____

FOR _____

BOOK 10949 PG 288

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



AMT 125000.00

CON TX 462.50

PRFEE 1.00

MGEED 8.00

CHECK 471.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 471.50

98 MAY 28 PM 1:44

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

0443009

IDENTIF. ↑ REFERENCE

No. 1298662