This instrument prepared by Wilson West, Attorney, 312 Commerce Union Bank Bldg., Nashville, Tennessee

WARRANTY DEED

BOOK 4996 PAGE 938

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dorothy W. Joy (NAME:)	United Mortgage Servicing Corp (NAME:)	13D 28450
4304 Enchanted Circle (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ---------- ($10.00) ----------

---------- TEN AND NO/100 ---------- *DOLLARS*

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration the said Dorothy W. Joy has assumed and agreed to pay the remaining balance of a certain note which is secured by a deed of trust executed by Jeffery N. Vaughn, Sr., unmarried to James A. Green, Trustee, as of record in Book 3997, page 538, Register's Office and a deed of trust executed by Jeffery Vaughn to Ronald Guff, Trustee, dated March 14, 1966, of record in Book _____, page _____, reference to which said instruments are here made for a more particular description of said note and the terms and conditions of said deeds of trust, the obligation of which are assumed by the said Dorothy W. Joy.

I, Bessie L. Walton

have bargained and sold, and by these presents do transfer and convey unto the said Dorothy W. Joy, for her sole and separate use, free of debts or her claims of any husband, present or future *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in Davidson County, Tennessee, being Lot No. 69 on the Plan of Enchanted Hills Subdivision, Section 1, as of record in Book 3300, page 96, Register's Office for Davidson County, Tennessee.

Said Lot No. 69 fronts 120.0 feet on the northeasterly margin of Enchanted Circle and runs back between lines measuring 184.0 feet on the northwesterly line and 155.08 feet on the southeasterly line, to a broken line at the rear measuring 125.83 feet thereon.

Being the same property conveyed to Bessie L. Walton by deed from Jeffery N. Vaughn and wife, Mary Katheryn Williams Vaughn, as of record in Book 4041, page 712, Register's Office for said county.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $28,000.00. Affiant Bessie L. Walton

Subscribed and sworn to before me this 14th day of January 1976

Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,000.00

Bessie L. Walton

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF January 1976.

Notary Public

unimproved ( )
This is improved (X) property, known as 4304 Enchanted Circle, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Dorothy W. Joy, her *heirs and assigns, forever.*

And I *do covenant with the said* Dorothy W. Joy *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, Bessie L. Walton *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Dorothy W. Joy, her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness hand *this* 15th *day of* September, *19*66, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Bessie L. Walton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4396 PAGE 940

Personally appeared before me, Undersigned, a Notary Public in and for said County and State, the within named Bessie L. Walton

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of September, 1966

Carol M Summers, Notary Public.

Commission Expires May 27, 1970

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

the bargainor, with whom I am personally acquainted, and who acknowledged that .....

executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ....., this ..... day of ....., 19.....

....., Notary Public.

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be ..... of the ....., the within named bargainor, a corporation, and that .....he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as .....

Witness my hand and seal, at office in ....., this ..... day of ....., 19.....

.....
Notary Public

Commission Expires .....

WARRANTY DEED

FROM

Bessie L. Walton

TO

Dorothy W. Joy

D 3 6 1 0 8

IDENTIF. REFERENCE

FEB 13 3 15 PM '76

FELIX Z. HUBBARD, REGISTER
DAVIDSON COUNTY, TENN.

FEB 13 76 CONV 18,000.00
FEB 13 76 STAX E* 15.30
FEB 13 76 FEE B* .50
FEB 13 76 RDEED B* 8.00 * 55.30

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

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