BOOK 5229 PAGE 534

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,500.00

James W Marshall III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF DECEMPER, 19 77.

Notary Public

MY COMMISSION EXPIRES: 10-24-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. Marshall (NAME)	Mortgage Corporation of the South (NAME)	12DZ 32425
3066 Richmond Hill Drive (STREET ADDRESS OR ROUTE NUMBER)	2119 Sixth Avenue, North (STREET ADDRESS)	60-2
Nashville, Tn. 37207 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35202 (CITY) (STATE) (ZIP)	77

FOR AND IN 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, Larry Don Staggs and Anita Sheryl Staggs

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James W. Marshall et ux Patricia M. Marshall

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:

BEING Lot No. 11 on the Plan of Parkwood Estates, Sec. 1, of record in Plat Book 2900, pages 119 and 120, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Larry Don Staggs and wife, Anita Sheryl Staggs by deed from Elliehue Hollis, Jr. and wife, Helen H. Hollis, of record in Book 4359, page 640, Register's Office, Davidson County, Tennessee. The said Larry Don Staggs and Anita Sheryl Staggs having since been divorced by Decree of record in 5th Circuit Court in Minute Book 34A, page 60, said Register's Office.

This conveyance is subject to restrictions of record in Book 3136, page 52, and Book 3253, page 591, said Register's Office.

This conveyance is subject to a public utilities easement; anchor easement; building lines, of record in Plat Book 2900, pages 119 and 120 and lien of record in Book 3185, page 143, all in the Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (X) property, known as 3066 Richmond Hill Drive (House Number) (Street) Nashville, Tn. 37207 (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 1ST day of DECEMPER, 19 77

Larry Don Staggs

Anita Sheryl Staggs

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Larry Don Staggs and Anita Sheryl Staggs

the bargainor__s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1ST day of DECEMBER 1977

Commission expires 6-24-80

Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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

E 40016

WARRANTY DEED

FROM

Larry Don Staggs

TO

James W. Marshall

IDENTIF. REFERENCE

DEC 5 10 50 AM '77

FELIX Z. [illegible] REGISTER
DAVIDSON [illegible] TENN.

C. Harold Reeves, Attorney
218 Fortune Building 1
311 Plus Park Boulevard
Nashville, Tenn. 37217
Mail Box #

DEC-5 77	CONV	33,500.00				
DEC-5 77	S'TAX		B*	87.10		
DEC-5 77	PR'FEE		B*	.50		
DEC-5 77	W'DEED		B*	4.00	*	91.60