1911 03/29 209.90- CHECK

BOOK 5411 PAGE 452

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 79,000.00

John R. Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF March, 1979

Mary E. Neary
Notary Public

MY COMMISSION EXPIRES: 4/21/80
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
W. E. Porter, Attorney; 707 Nashville Trust Bldg., Nash., TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James D. Staley, et ux (NAME)	First Tenn. Bank (NAME)	132-14
881 Van Leer Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 474 (STREET ADDRESS)	36
Nashville TN (CITY) (STATE) (P. O. ZIP)	Memphis, TN. 38101 (CITY) (STATE) (ZIP)	OH-10145

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~~ I, JOHN R. BROWN, a single man

HEREINAFTER CALLED THE GRANTOR, ~~HAVE~~ HAS BARGAINED AND SOLD, AND BY THESE PRESENTS ~~DO~~ DOES TRANSFER AND CONVEY UNTO JAMES D. STALEY AND WIFE PATRICIA V. STALEY

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:

LAND in Davidson County, Tennessee, being Lot No. 82 on the Plan of Oak Hill Valley Subdivision, as of record in Book 1835, Pages 15 and 16, Register's Office for said County.

SAID Lot No. 82 fronts 239.48 feet on the southerly side of Van Leer Drive and extends back 282.95 feet on the westerly line and 206.34 feet on the easterly line to a dead line, on which it measures 285 feet.

BEING the same property conveyed to John R. Brown, a single man, by deed from Marc W. Hall and wife Susan H. Hall, of record in Book 5093, Page 747, Register's Office for said County.

This conveyance is subject to a 75-foot minimum building setback line from Van Leer Drive and a 10-foot easement for public utility purposes along the rear line of said lot, and conditions of owner's certificate, as shown on plan of record in Book 1835, Page 16, Register's Office for Davidson County, Tennessee, and restrictive covenants of record in Book 1788, Page 186, Book 1809, Page 539, and in Book 1970, Page 616, Register's Office for said County.

unimproved ( ) This is improved (X) property, known as 881 Van Leer Drive, Nashville, Tennessee
(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 hand this 28th day of March, 19 79

X John R. Brown

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, ~~Trina Scarpetti~~ Mary Evans, a Notary Public in and for said County and State, the within named John R. Brown, a single man, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 28th day of March, 19 79.

Commission expires ~~3-11-81~~ 4/21/80

Mary Evans
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of 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

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM
JOHN R. BROWN, A SINGLE MAN

TO
JAMES D. STALEY AND WIFE
PATRICIA V. STALEY

F. 2 0 8 5 8.

IDENTIF. REFERENCE

MAR 29 2 25 PM '79

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			79000.00-	CO
			205.40	CO TX
			.50	PRFEE
			4.00	WDEED
				CHECK 209.90-
1911	A	03/29/79		BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 20858

IDENTIF. REFERENCE

MAR 29 2 25 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 673396