This Instrument Prepared By:
DAVID B. HERBERT
Office, Kelley, Herbert & Crawford
23rd Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 5613 PAGE 403

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
142-2-61	Mr/Mrs Overton Lea	Mercantile Mortgage Company P. O. Box 14569 St. Louis, Mo. 63178
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 020207-3
9D-5334	7455 Stacy Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of and agreement by the grantees herein to pay the principal balance now due, plus future interest, on a certain note dated September 20, 1979, in the original principal sum of $56,516.90, payable to Mercantile Mortgage Company, in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Steve F. Dunn and wife Diane Dunn, to James R. Bellar, Trustee, as of record in Book 5502, page 258,

STEVE F. DUNN and wife DIANE DUNN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto OVERTON LEA and wife, MARY ANNE LEA

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 88 on the Plan of Cross Timbers, Section 2, as of record in Book 3700, page 92.

Said lot fronts 85 feet along the southerly margin of Stacy Drive and runs back 150 feet between parallel lines, to a line in the rear on which it measures 85.0 feet.

Being the same property conveyed to Steve F. Dunn and wife, Diane Dunn, by deed from Edwin A. Groves and wife, Linda J. Groves, as of record in Book 5502, page 255.

This conveyance is made subject to restrictions of record in Book 4064, page 909.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except as shown above and 1980 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 12th day of June, 1980.

Steve F. Dunn

Diane Dunn

4532 06/16 183.30- CHECK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5613 PAGE 404

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Steve F. Dunn and wife, Diane Dunn 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, the 12th day of June, 1980.

My commission expires: 7-18-82

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $67,989.57

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF June 80

MY COMMISSION EXPIRES: 7-18-82 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

STEVE F. DUNN AND WIFE

TO

OVERTON LEA AND WIFE

F 93670

IDENTIF. REFERENCE

JUN 16 2 44 PM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5613 PAGE 405

FOR _____

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
			67989.57- CO	
			176.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	183.30-
4533A	06/16/80		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.93670

T
IDENTIF. REFERENCE

JUN 16 2 44 PM '80

FELIX Z. WILSON II REGISTE
DAVIDSUN COUNTY, TENN.

No. 763012