5608 03/19 160.94- CHECK

BOOK 5722 PAGE 867

WARRANTY DEED

PREPARED BY:
STELTEMEIER & WESTBROOK
ATTORNEYS AT LAW
2002 RICHARD JONES ROAD
NASHVILLE, TENN. 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Richard M. Heard	Mercantile Mortgage Company	51-16 #11
(NAME) 146 Woodmont Boulevard	(NAME) P. O. Box 14569	15DZ-26510
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37205	(STREET ADDRESS) St. Louis, Missouri 63178	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated June 24, 1980, and filed for record June 26, 1980, in the office of the recorder of deeds of Davidson County, Tennessee, in Book 5617, page 661, and note of even date thereby secured, in the original principal amount of Fifty One Thousand ($51,000.00) Dollars payable to Mercantile Mortgage Company which debt the grantee herein assumes and agrees to pay as part payment of the purchase price. The Grantee further hereby assumes the obligations of the Grantor under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

Jerry Wayne Tyrone, unmarried, hereinafter called the Grantor, has ~~this~~ *this day bargained and sold, and do hereby transfer and convey unto the said* Richard M. Heard, hereinafter called the Grantee, his (successors), heirs and assigns, *certain real estate in Davidson County, Tennessee, as follows:*

Land in the 11th Civil District of said County, being Lots Nos. 17 and 18 of Block No. 3 on the Plan of A. J. McGaughey's Second Haysboro Subdivision, as of record in Book 547, page 43, of the Register's Office for said County.

Said Lots Nos. 17 and 18 front 100 feet each on the westerly side of Brush Hill Road and run back between parallel lines 430 feet on the south line of Lot No. 17 and 380 feet on the north line of Lot No. 18 to the center of a creek, known as Bradford's Spring Branch; the line between Lots Nos. 17 and 18 measures 220 feet more or less.

Being the same property conveyed to Jerry Wayne Tyrone and wife, Anna M. Tyrone by deed from Maude Hamilton Lampley of record in Book 5617, page 658, and re-recorded in Book 5622, page 661, Register's Office for Davidson County, Tennessee. The said Anna M. Tyrone having quitclaimed her interest to Jerry Wayne Tyrone in Book 5708, page 242, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 69,362.17

Subscribed and sworn to before me, this the 17th day of March 19 81

Affiant

My commission expires: July 11, 1981 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 4425 Brush Hill Road, (House Number) (Street) Nashville, TN 37216 P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee his (successors), *heirs and assigns forever.* and I do *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee, his (successors), *heirs and assigns, against the lawful claims of all persons.*

Witness my hand this 17th day of March, 19 81, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jerry Wayne Tyrone

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jerry Wayne Tyrone

the within named 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, Tennessee, this 17th day of March, 19 81

Notary Public

Commission expires July 11, 1981

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

Jerry Wayne Tyrone

TO

Richard M. Heard

G 33740

IDENTIF. REFERENCE

MAR 19 8 53 AM '81

FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

59362.17- CO
154.44 CO TX
.50 PRFEE
6.00 WDELD
CHECK 160.94-
560BA03/19/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3 3 7 4 0

IDENTIF. REFERENCE T

MAR 19 8 53 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 812285