BOOK 5726 PAGE 185

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

27,500.00 Linda Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF March, 19 82

Notary Public

MY COMMISSION EXPIRES: 1-18-82

(AFFIX SEAL)

file #25

THIS INSTRUMENT WAS PREPARED BY
Gregory & Gregory, Attorneys 1161 Murfreesboro Road #358 Nashville, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John C. Bailey, Jr.	Federated Financial Mortgage Corporation	165-11
(NAME)	(NAME)	
152 Mains Avenue	1000 Circle 75 Parkway, # 700	204
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37203	Atlanta, GA 30339	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, John C. Bailey, Jr. and wife Peggy T. Bailey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John C. Bailey, Jr.

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. 13 on the plan of L. T. Dunmont's property showing a part of the Alorich Brothers and Myers Subdivision as of record in Plat Book 547, page 127, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John C. Bailey, Jr. and wife Peggy T. Bailey by deed of record in Book 5167, page 659, Register's Office for Davidson County, Tennessee.

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

Improved ( ) This is Unimproved ( ) property known as 152 Mains Avenue Nashville, TN 37203
(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 hereby 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 noted herein, 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 herein the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness, my hand, this _____ day of _____, 19 ____

STATE OF TENNESSEE
Davidson County

BOOK 5726 PAGE 186

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John C. Bailey, Sr. and wife Peggy T. Bailey

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 16th day of March 1981

Commission expires 1-18-82

Patsi B. Prentice
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

WARRANTY DEED

FROM John C. Bailey, Sr.

TO John C. Bailey, Jr.

G 35034

IDENTIFICATION REFERENCE

MAR 27 12 34 PM '81

REGISTER DAVIDSON CO. TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5726 PAGE 187

RECEIVED OF _____

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

2750 .00- CO
71.50 CO TX
.50 PRFE
6.00 .DEED
CHECK 78.00-
7065400/E7/E1 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

035034

REFERENCE

MAR 27 12 34 PM '81

REGISTER
DAVIDSON COUNTY, TENN.

No. 813880