OFFICIAL RECEIPT

BOOK 6014 PAGE 31

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,950.00

Richard A. Eanes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF MARCH, 19 83

Notary Public

MY COMMISSION EXPIRES: 4/21/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard A. Eanes (NAME)	Dobson & Johnson, Inc. (NAME)	71/4
2512 Jones Avenue (STREET ADDRESS OR ROUTE NUMBER)	Suite 1800 One Commerce Place (STREET ADDRESS)	57
Nashville, Tennessee 37207 (CITY) (STATE) (P O ZIP)	Nashville, Tennessee 37239 (CITY) (STATE) (ZIP)	12DZ-2890

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, James P. Simpson et ux Shirley J. McMurtry Simpson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard A. Eanes et ux Susan D. Eanes, tenants by the entirety

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. 316 on The Plan of Joywood Heights Section 2, as of record in Plat Book 1130, Pages 92 and 93, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Shirley J. McMurtry by deed from Billy R. McMurtry and wife, Shirley H. McMurtry of record in Book 5124, Page 753, said Register's Office. James M. Simpson herein joins to convey any and all rights and interest he may have; especially his martial rights.

THIS conveyance is subject to an easement for drainage and public utility and building lines of record in Plat Book 1130, Page 93, said Register's Office.

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

03/24/83 CHECK

This is improved ( ) unimproved ( ) property known as 2512 Jones Avenue (House Number) (Street) (P O Address) Nashville, Tennessee 37207 (City or Town) (Postal Zip)

XX

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 unincumbered 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 hands this 1ST day of MARCH, 1983

James P. Simpson: James P. Simpson

By: Shirley J. McMurtry Simpson
Shirley J. McMurtry Simpson
Attorney-in-fact.

~~Shirley J. McMurtry Simpson~~: Shirley J. McMurtry Simpson

OFFICIAL RECEIPT

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State of Tennessee
County of Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Shirley J. McMurtry Simpson the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of March, 1983.

Jane N. Floyd
Notary Public

Commission expires:

4/21/85

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shirley J. McMurtry Simpson, with whom I am personally acquainted, and who acknowledged that she executed the within instrument on behalf of James P. Simpson as his Attorney in Fact, as the free act and deed of the within named James P. Simpson. Witness my hand and official seal at Nashville, Tennessee, this the 1st day of March, 1983.

Jane N. Floyd
Notary Public

My commission expires:

4/21/85

Notary Public

WARRANTY DEED

FROM James P. Simpson

TO Richard A. Eanes

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

IDENTIF. REFERENCE

H 3 3 6 4 9

MAR 2 1 23 PM '83

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6014 PAGE 33

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			34950.00-	CO
			90.74	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	97.24-
0333A03/02/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3: 3: 6: 4: 9

IDENTIF. REFERENCE

MAR 2 | 23 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 932389