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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 12,957.34

James E Tohill
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April, 19 83.

Notary Public

MY COMMISSION EXPIRES: 1-19-86
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney, Suite 200, Realtors Bldg., 306 Gay St., Nashville, TN

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jim E. Tohill (NAME)	Bailey Mortgage Company (NAME)	19W.1550
600 Joyce Lane (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1389 (STREET ADDRESS)	Map 82-12
Nashville, Tennessee 37216 (CITY) (STATE) (P. O. ZIP)	Jackson, Mississippi 39205 (CITY) (STATE) (ZIP)	Par 258

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, RALPH LUCAS and wife, JACQUELINE M. LUCAS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JIM E. TOHILL and wife, WINIFRED L. TOHILL

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. 20 on the plan of D. D. Philips Silverdene Park, of record in Book 421, page 31, Register's office for said County.

SAID Lot No. 20 fronts 50 feet on the southerly margin of Silverdene Place, formerly Georgia Street and extends back between parallel lines along the westerly margin of an alley, 170 feet to an alley in the rear.

BEING the same property conveyed to Ralph Lucas and wife, Mary Alice Lucas by deed from Horace Sprott and wife, Marjorie T. Sprott of record in Book 3401, page 435, Register's office for Davidson County, Tennessee, the said Mary Alice Lucas has since died and Ralph Lucas has remarried the said Jacqueline M. Lucas.
It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a first mortgage Deed of Trust to Mid-South Mortgage Corp. of record in Book 3413, page 259, Register's office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 932 Silverdene Place, Nashville, Tennessee 37206
(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 our hands this 27th day of April, 19 83

Ralph Lucas

Jacqueline M. Lucas

04/29 46.30 3869

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named RALPH LUCAS and wife, JACQUELINE M. LUCAS

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 27th day of April 19 83

Commission expires 1-19-86

Notary Public

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

RALPH LUCAS ET UX

TO

JIM E. TOHILL ET UX

I. Dyke Tatum, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201

H 44828

IDENTIF. REFERENCE
APR 29 12 53 PM '83
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

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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
			12957.34- CO	
			30.60 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	40.30-
			3869A04/29/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 4 8 2 8

IDENTIF. REFERENCE

APR 29 12 53 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 945489