OFFICIAL RECEIPT

FORM NO. WD-1

BOOK 6144 PAGE 209

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

James A. Simmons
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF September, 1983

Patricia Spicer Carden
Notary Public

MY COMMISSION EXPIRES: 7-18-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN-ATTORNEY
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Simmons etux	National Mortgage Company	81-6-129
(NAME)	(NAME)	
2706 Jenkins Street	4041 Knight Arnold Road	8DA-8970
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37208	Memphis, TN 38118	
(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, Charles J. Bandy and wife, Minnie R. Bandy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Simmons and wife, Dorothy Estes Simmons

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. 16 on the paln of Cumberland Gardens, of record in Book 2900, pages 3 and 4, Register's Office for said County.

Said Lot No. 16 fronts 66.0 feet on the northerly margin of Jenkins Street and extends back 184.0 feet on the easterly line 189.5 feet on the westerly line ro a dead line in the rear, measuring 38.5 feet thereon.

Being the same property conveyed to Charles J. Bandy and wife, Minnie R. Bandy by deed from Oakmont Development Company, a Tennessee Corporation of record in Book 2956, page 131, Register's Office for Davidson County, Tennessee.

This coveyance os subject to restrictive covenants of record in Book 2909, page 135, said Register's Office, and to the matters set forth in the aboved referenced plan of record.

This is unimproved ( ) improved (X) property, known as 2706 Jenkins Street (House Number) (Street) Nashville, Tennessee 37208 (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 hand s this 22nd day of September, 1983

Charles J. Bandy
Charles J. Bandy

Minnie R. Bandy
Minnie R. Bandy

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

BOOK 6144 PAGE 210

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles J. Bandy and wife, Minnie R. Bandy

the bargainors, 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 22nd day of September 19 83

Commission expires 7-18-87

Patricia Spicer
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
Charles J. Bandy and wife,
Minnie R. Bandy

TO
James A. Simmons and wife,
Dorothy Estes Simmons

H 75865

IDENTIF. REFERENCE

SEP 26 3 34 PM '83

REGISTER
DAVIDSON COUNTY, TN

PATRICIA SPICER CARDEN
ATTORNEYS AT LAW
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

1008

09/26/83 50- CHECK

152

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

BOOK 6144 PAGE 211

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
			91.00	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	97.50-
0152A09/26/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7-5865

IDENTIF. REFERENCE

SEP 26 3 34 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 981370