ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Ms. June W. Spears (NAME)	Bailey Mortgage Company (NAME)	Map 42-9
4014 Havendale Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1389 (STREET ADDRESS)	Parcel 118
Nashville, TN 37207 (CITY) (STATE) (ZIP CODE)	Jackson, Mississippi 39205 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK S197 PAGE 450

For and in consideration of the sum of Ten and no/100 DOLLARS

cash in hand paid and other good and valuable consideration the receipt of which is hereby acknowledged, and in further consideration the grantee assumes and agrees to pay the remaining unpaid balance of a certain note which is secured by a deed of trust of record in Book 4038, Page 819, Register's Office for Davidson County,Tennessee, we, John W. Matthews and wife, Martha E. Matthews,

have bargained and sold, and by these presents do transfer and convey unto the said June W. Spears

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 62 on the Plan of Kemper Heights, Section II, as of record in Book 2331, page 104.

Said Lot No. 62 fronts 75 feet on the northerly margin of Tuckahoe Drive, and runs back 169.2 feet on the easterly line and 196.4 feet on the westerly line, to a broken line in the rear, and measures 104.9 feet thereon.

Being the same property conveyed to John W. Matthews and wife, Martha E. Matthews, by Deed of record in Book 6168, Page 654, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 900 Tuckahoe Drive (House Number) (Street)
Madison, Tennessee 37115
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 19th day of December, 1983.

John W. Matthews

Martha E. Matthews

BOOK 5197 PAGE 451

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 John W. Matthews and wife, Martha E. Matthews

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 Goodlettsville, Tennessee, this 19th day of December, 1983.

My commission expires 7-21-84 Notary Public Rebecca A. Wiles

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 44,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

June W. Spears

Sworn to and subscribed before me this 19th day of December, 1983.

My commission expires 7-21-84 Notary Public Rebecca A. Wiles

This instrument was prepared by:

D. Ronald Ingram, 110 Gatewest Building, 515 Two Mile Parkway, Goodlettsville, TN 37072
Name Address

WARRANTY DEED

FROM John W. Matthews and wife,

TO Martha E. Matthews

IDENTIFICATION REFERENCE

Dec 20 12 41 PM '83

RUSH

H 53079

June W. Spears

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

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

44500.00- CAMT.
115.70 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 122.20-
0872A12/20/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5307.9

IDENTIF. REFERENCE

Dec 20 12 41 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 1441