2886

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter Jr., Atty.
254 Highlands Bldg.
Brentwood, Tennessee 37027

BOOK 6207 PAGE 481

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Metropolitan Housing II, Ltd. (NAME)	Dominion Bancshares Mortgage Corporation (NAME)	95-12
25th Floor First American Center, Box 96 (STREET ADDRESS OR ROUTE NUMBER)	9900 Main Street, Suite 200 (STREET ADDRESS)	96
Nashville, TN. 37238 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22031 (CITY) (STATE) (ZIP)	FB# 3DZ-10910

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, BARBARA JEAN ALBERT a single woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO METROPOLITAN HOUSING II, LTD.

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 39 and the easterly triangular part of Lot No. 40 on the Plan of Lakeland, of record in Book 2133, page 15, Register's Office for said County, and described as follows:

BEGINNING at a point in the southerly margin of Lakeland Drive, 120 feet east of tne common corner of Lots 40 and 41; thence with said Drive, easterly 116.6 feet to a concrete monument, and continuing with said Drive; easterly 58.5 feet to another concrete monument at the beginning of a curve; thence around said curve in a southeasterly direction 39.3 feet to a concrete monument in the west margin of Emery Drive; thence southerly with said Drive, 126.6 feet to the common corner of Lots 38 and 39; thence along the line between said lots westerly 140 feet to the corner of Lots 38, 39 and Lot 40; thence northwesterly 152.01 feet to the point of beginning.

Being the same property conveyed to David T. Albert and wife, Barbara Jean Albert by deed from Phillip H. White and wife, Barbara P. White of record in Book 4256, page 409, said Register's Office, said property being conveyed to Barbara Jean Gwinn Albert by order of record in Book 5912, page 87, said Register's Office. Barbara Jean Albert being one and the same as Barbara Jean Gwinn Albert and Barbara G. Albert.

This conveyance is made subject to: (1) 1983 Taxes, which have been prorated and assumed by the Buyer; (2) Deed of Trust dated December 20, 1983 in the principal amount of $51,500.00 and payable to Dominion Bancshares Mortgage Corporation; (3) All matters appearing on the Plan of record in Plat Book 2133, page 15, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 2563 Lakeland Drive Nashville, Tennessee 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 20th day of December, 19 83.

Barbara Jean Albert
BARBARA JEAN ALBERT

STATE OF TENNESSEE

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COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BARBARA JEAN ALBERT or proved to me on the basis of satisfactory evidence 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 20th day of December, 19 83.

My commission expires 4-19-87 Notary Public Helen D. Scott

STATE OF TENNESSEE

COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____, 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 _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

H 95401

IDENTIF. REFERENCE

JAN 4 9 30 AM '84

FILED & RECORDED DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,500.00

Michael K Esterday
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF December, 1983.

MY COMMISSION EXPIRES: 4-19-87 (AFFIX SEAL)

Helen D. Scott
Notary Public

3709 01/04 148.20- CHECK

WARRANTY DEED

FROM BARBARA JEAN ALBERT

TO METROPOLITAN HOUSING II, LTD.

Return to:
First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926
File Box 38

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
			54500.00- CAMT.	
			141.70 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 148.20-	
			3709A01/04/84 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H95401

IDENTIF. REFERENCE

JAN 4 8 30 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 4201