FORM NO. WD-1

BOOK 6225 PAGE 726

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$90,500.00 Larry P. Clemons
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF February 19 84.

Notary Public

MY COMMISSION EXPIRES: 2/11/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney, 213 N. Main Street, Goodlettsville, TN 37072
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LARRY P. CLEMONS (NAME)	SAME (NAME)	MAP 42-13
626 Vanoke Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 54
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	11D 10765

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, ANNE PRUETT a/k/a ANNE PRUETT STEPHENS et vir T. P. STEPHENS, JR.,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY P. CLEMONS et ux SHIRLEY A. CLEMONS,

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. 4 on the Plan of Section One, HEDGEWOOD HILLS, as of record in Book 2900, Page 135, Register's Office for said County.

SAID Lot No. 4 fronts 104 feet on the easterly side of VANOKE DRIVE and extends back 366.3 feet on the northerly line and 301 feet on the southerly line, to a dead line in the rear on which it measures 172.61 feet.

BEING the same property conveyed to ANNE PRUETT by deed from Anthony L. McCabe et ux Mildred E. McCabe of record in Book 5255, Page 612, RODCTN.

T. P. STEPHENS, JR., the spouse of ANNE PRUETT STEPHENS, joins in this conveyance for the express purpose of conveying any and all right, title and interest, including all marital rights, if any, unto the Grantees.

ANNE PRUETT is one in the same person as ANNE PRUETT STEPHENS.

THIS conveyance is subject to all restrictions and easements of record.

I 0 1 3 1 6

IDENTIF. REFERENCE

FEB 3 9 44 AM '84

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

CHECK

This is unimproved ( ) improved (XX) property, known as 626 Vanoke Drive, Madison, TN 37115
(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 hand s this 2nd day of February, 19 84

ANNE PRUETT STEPHENS: Anne Pruett Stephens

T. P. STEPHENS, JR.: T. P. Stephens

02/03 241.80

751

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

BOOK 6225 PAGE 727

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ANNE PRUETT STEPHENS et vir T. P. STEPHENS, JR.,

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 Old Hickory, Tennessee, this 2nd day of February 1984

Commission expires 2/11/87

W. K. Georgas, Jr. 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
ANNE PRUETT a/k/a ANNE PRUETT STEPHENS et vir T. P. STEPHENS

TO
LARRY P. CLEMONS et ux SHIRLEY A. CLEMONS

REGISTER, PLEASE RETURN TO:
W. K. GEORGAS, JR.
P. O. BOX 1733
HENDERSONVILLE, TN 37075

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

BOOK 6225 PAGE 728

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
			90500.00-	CAMT.
			235.30	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 241.80-
0751A	02/03/84			BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10136

IDENTIF. REFERENCE

FEB 3 9 44 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 11033