FORM NO. WD-1

BOOK 6268 PAGE 908

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,500.00

Karen D. Reed Stephens
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF April 19 84.

Notary Public

MY COMMISSION EXPIRES: 4-19-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EARL J. PORTER, JR., ATTY., 214 3rd Avenue, North, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MALINDA L. VAUGHN (NAME)	The Galbreath Mortgage Company (NAME)	MAP 94-1
917 South 13th Court (STREET ADDRESS OR ROUTE NUMBER)	101 East Town Street (STREET ADDRESS)	PARCEL 119
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	Columbus, OH 43215 (CITY) (STATE) (ZIP)	18W-14055

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~~XXX~~ including the assumption and promise to pay the indebtedness of record in Book 5329, Page 333 , R.O.D.C., We, Karen D. Reed Stephens and husband, Joseph O. Stephens, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Malinda L. Vaughn, a single person,

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. 15 on the plan of A. J. Caldwell's property being a subdivision of Lot No. 3 of the N. H. Hobson's Subdivision, of record in Book 547, Page 60, Register's Office for Davidson County, Tennessee, more described as follows:

SAID Lot fronts 50.4 feet on the westerly side of South 12th Street and runs back between lines 160.3 feet on the north line and 165.6 feet on the south line to a dead line in the rear on which it measures 50 feet.

BEING the same property conveyed to James S. Reed and wife, Karen D. Reed, by deed from Christi Knowles, of record in Book 5329, Page 331, Register's Office for said County. Being also the same property conveyed to Karen D. Reed by quitclaim deed from James S. Reed of record in Book 5603, Page 131, Register's Office for said County. The said Karen D. Reed and Karen D. Reed Stephens are one and the same person.

THIS conveyance is subject to any and all existing easements of record.

04/12 54.50 CHECK

This is unimproved ( ) improved (XX) property, known as 702 South 12th Street, 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 11th day of April, 1984.

Karen D Reed Stephens
KAREN D. REED STEPHENS

Joseph O. Stephens
JOSEPH O. STEPHENS

Joseph O. Stephens and Orville Joseph Stephens are one and the same person.

7638

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 KAREN D. REED STEPHENS and JOSEPH O. STEPHENS

the bargainor, 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 11th day of April, 1984.

Commission expires 4/21/85

Sandra L. Hoads
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

KAREN D. REED STEPHENS and

JOSEPH O. STEPHENS

TO

MALINDA L. VAUGHN

THIS INSTRUMENT PREPARED BY:

EARL J. PORTER, JR.
Attorney at Law
214 Third Avenue, North
Nashville, TN 37201
(615)244-2070

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RUSH

APR 12 8 09 AM '84
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

114.95-8

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

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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
			18500.00- CAMT.	
			46.10 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	54.60-
7838A	04/12/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 4959 I

IDENTIF. REFERENCE

APR 12 9 07 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 27609