THIS INSTRUMENT PREPARED BY: Vicky V. Klein, Attorney at Law
907 Two Mile Parkway, Building E
Goodlettsville, TN 37072

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
WILLIAM H. BEASLEY, ET UX	SAME	Map 61-2
(NAME) 628 Joyce Lane	(NAME)	Parcel 63
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tn 37115	(STREET ADDRESS)	12DZ 14805
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 6270 PAGE 301

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged,

MARY M. WAGGONER, a widow, hereinafter referred to as Grantor, has

~~have~~ *this day bargained and sold, and do hereby transfer and convey unto the said*
WILLIAM H. BEASLEY AND WIFE, ANNA JEAN BEASLEY, hereinafter referred to as
Grantees, *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 283 on the Plan of Gra-Mar Acres, Section 8, as of record in Book 2331, page 110, Register's Office for said county, described as follows:

Beginning on the southerly margin of Joyce Lane at the corner of lots Nos. 283 and 284; thence with the line between said two lots southwardly 174.7 feet; thence S 83° 45' E 181.74 feet to the westerly margin of Graycroft Avenue; thence with same northwardly 157.44 feet to the beginning of a curve; thence around said curve with a radius of 20 feet northwestwardly 20.08 feet to the southerly margin of Joyce Lane; thence with same westwardly 149.75 feet to the beginning.

Being the same property conveyed to J. C. Waggoner and wife, Mary M. Waggoner, by deed from Sweeney-Clark Realty Company, Inc., of record in Book 2596, page 631, Register's Office for Davidson County, Tennessee, the said J. C. Waggoner having since died, the property vests in Mary M. Waggoner.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 57,500.00

Subscribed and sworn to before me, this the 12th day of April, 19 84

Affiant William H. Beasley

My commission expires: 4/19/87 (Affix Seal)

Notary Public Vicky V. Klein

This is ( ) unimproved (X) improved property, known as 628 Joyce Lane, Madison, TN 37115
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Grantees,
their *(successors),*
heirs and assigns forever I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees,
their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand* this 12th *day of* April, *19* 84, *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

Mary M. Waggoner

04/13 156.00 CHECK

3399

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ...the undersigned..... , a Notary Public in and for said County and State, ...MARY M. WAGGONER.....
.....
.....
the within named bargainor ..... , with whom I am personally acquainted, and who acknowledged that she..... executed the within instrument for the purpose therein contained.

Witness my hand and official seal at ..... NASHVILLE ..... Tennessee, this ..... 12TH ..... day of ..... APRIL ..... , 19 ..84.....

.....Vicky V. Klein..... Notary Public

Commission expires .....4/19/87.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... , 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 ..... he as such ..... , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as .....

Witness my hand and seal, at office in ..... , this ..... day of ..... , 19 .....

..... Notary Public

Commission expires .....

I 15399

IDENTIF. REFERENCE

APR 13 12 13 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TO

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 6270 PAGE 303

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

57500.00- CAMT
149.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 156.00-
B399A04/13/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1:53991

IDENTIF. REFERENCE

APR 13 12 13 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 28158