FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 47,643.10

Jill Phelps
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April, 84

Notary Public

MY COMMISSION EXPIRES: 1-19-86
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Realtors Building, 306 Gay Street, Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jill V. Phelps (NAME)	The Lomas & Nettleton Company (NAME)	43-2-112
730 May Drive (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	11D-24214
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (CITY) (STATE) (ZIP)	

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, Linda Pearl Bradford Delancey and husband, William Aurther Delancey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jill V. Phelps

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:

LAND in Davidson County, Tennessee, being Lot No. 97 on the plan of Farview Subdivision - Section 3, of record in Book 3700, page 113, Register's Office for said County.

SAID Lot No. 97 fronts 73.0 feet on the easterly margin of May Drive and extends back between parallel lines, 140.0 feet to a dead line.

BEING the same property conveyed to William A. Delancey and wife, Linda Delancey by deed from Jim McDonald and Linda McDonald Delancey, of record in Book 5432, page 631, said Register's Office. The said William A. Delancey, also known as William Aurther Delancey, has since quitclaimed all right, title and interest in said property to Linda Delancey, also known as Linda Pearl Bradford Delancey, by quitclaim deed of record in Book 6264, page 654, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 4114, page 452, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to The Lomas & Nettleton Company, of record in Book 5432, page 634, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

This is unimproved ( ) improved (X) property, known as 730 May Drive, Madison, Tennessee 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 25th day of April, 19 84

Linda Pearl Bradford Delancey
Linda Pearl Bradford Delancey

William Aurther Delancey
William Aurther Delancey

04/26 130.26- CHECK

1719

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 Linda Pearl Bradford Delancey and husband, William Aurther Delancey

the bargainors, 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 25th day of April 1984

Commission expires 1-19-86

Notary Public

*or proved to me on the basis of satisfactory evidence.

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

I. DYKE TATUM
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

WARRANTY DEED

FROM

Linda Pearl Bradford Delancey

and husband, William Aurther Delancey

TO

Jill V. Phelps

IDENTIF. REFERENCE

I. DYKE TATUM, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN
APR 28 12 55 PM '84

86081

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
			47643.10	CAMT.
			123.76	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	130.26-
1719A	04/26/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I I 8 0 9 9

IDENTIF. REFERENCE

APR 26 12 53 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 31381