FORM NO. WD-1

BOOK 6308 PAGE 229

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 159,900.00

L. H. Armistead, III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF JUNE, 19 84

Notary Public

MY COMMISSION EXPIRES: 7/10/87

(AFFIX SEAL)

File #D

THIS INSTRUMENT WAS PREPARED BY
Bone & Crawford, P.C., Suite 900, 2100 West End Avenue, Nashville, Tennessee 37203
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
L. H. Armistead, III (NAME)	First Tennessee Bank N/A Memphis (NAME)	130-3-59
621 Royal Oaks Place (STREET ADDRESS OR ROUTE NUMBER)	Post Office Box 84 (STREET ADDRESS)	
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38101-9979 (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, Thomas H. McKelvey, Jr. and wife Amy S. McKelvey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO L. H. Armistead, III (unmarried)

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 the southerly 50 feet of Lot No. 7 and the northerly 50 feet of Lot No. 9 on the Map of the Resubdivision of Royal Oaks, Section "A" as of record in Book 1424, page 55, Register's Office for said County.

Said parts of said Lots adjoin and front together 100 feet on the westerly side of Royal Oaks Place and run back between parallel lines 225 feet to a dead line

Being the same conveyed to Thomas H. McKelvey, Jr., and wife, Amy S. McKelvey by deed from Ann E. Maybank of record in Book 5417, page 544, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to a certain Deed of Trust recorded in Book 5417, page 549, Register's Office for Davidson County, Tennessee, securing a promissory note dated March 29, 1979, payable to the order of First Tennessee Bank N. A., Memphis, with an unpaid balance of approximately 59,000.00, which the Grantee herein, by acceptance of this deed has agreed to assume.

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

This is unimproved ( ) improved (X) property, known as 621 Royal Oaks Place (House Number) (Street) Nashville, Tennessee 37205 (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 1ST day of JUNE, 19 84

Thomas H. McKelvey, Jr.

Amy S. McKelvey

05/31 1535

STATE OF TENNESSEE
Davidson County

BOOK 6306 PAGE 230

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Thomas H. McKelvey, Jr. and wife Amy S. McKelvey~~

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 ~~Nashville~~, Tennessee, this ~~1ST~~ day of ~~JUNE~~ 19~~84~~

Commission expires 7/18/87

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 (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____ (they) 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

Thomas H. McKelvey, Jr.

TO

L. H. Armistead, III

I 26228

IDENTIF. REFERENCE

JUN 1 2 58 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6306 PAGE 231

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

159500.00- CAMT.
415.74 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 421.24-
1530406/01/84 CAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 6 2 2 8,

IDENTIF. REFERENCE

JUN 1 2 58 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.0040928