File Box 3

FORM No. WD-1

6314 PAGE 502

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,040.12

Tony W. Alexander
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May, 1984

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tony Lynn Alexander (NAME)	The N.Y. Guardian Mortgagee Corp (NAME)	MAP 95-8
245 Ridgeway Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 840 (STREET ADDRESS)	PARCEL 19
Nashville, TN 37214 (CITY) (STATE) (P.O. ZIP)	Hempstead, N.Y. 11551 (CITY) (STATE) (ZIP)	3DZ-12565

FOR AND 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, Larry W. Reed, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tony Lynn Alexander and wife, Vicky Lynn Alexander

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. 136 on the Map of Eva-Mor Heights, Section Two, as of record in Book 1835, Page 30, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Larry W. Reed, a single person by deed from James L. Fortner, II and wife, Mary L. Fortner of record in Book 6095, Page 526, Register's Office for said County.

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

This conveyance is subject to a Deed of Trust executed by Larry W. Reed, a single person to The N. Y. Guardian Mortgagee Corporation, dated June 21, 1982, with a present unpaid principal balance of $32,540.12, of record in Book 5901, Page 205, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

I 2873 5

T. IDENTIF. REFERENCE

JUN 13 9 07 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

is unimproved ( ) is improved (XX) property, known as 245 Ridgeway Drive, (House Number) (Street) Nashville, TN 37214 (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 heir 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 covey 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 my hand this 21st day of May, 1984

Larry W. Reed

BOOK 6314 PAGE 503

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Larry W. Reed, a single person

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21st day of May, 1984.

Commission expires 4-18-87

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he / they) as such and being authorized so to do, execute 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

Larry W. Reed

TO

Tony Lynn Alexander
~~Vicky Lynn Alexander~~

RETURN TO:

SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY AT LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 5314 PAGE 504

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
			40040.10- CAMT.	
			104.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 110.50-	
			-86AD6/13/84 CAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 8 7 3 6.

IDENTIFICATION REFERENCE

Jan 13 9 07 AM '84

DAVIDSON COUNTY, TN

No. 0043885