B0712

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 112,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF June, 1984.

Notary Public

MY COMMISSION EXPIRES: July 28, 1985

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney (NAME) P.O. Box 150349 Nashville, Tennessee 37215 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth A. Richards, et ux (NAME)	Metropolitan Federal Savings & Loan (NAME)	Map 115-7
1004 Davidson Road (STREET ADDRESS OR ROUTE NUMBER)	230 4th Avenue North (STREET ADDRESS)	Par 6
Nashville (CITY) TN (STATE) 37206 (P. O. ZIP)	Nashville (CITY) TN (STATE) 37201 (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~~ Nancy Ann White, formerly Jeffords

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kenneth A. Richards and wife, Mary G. Richards

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. 501 on the Plan of Crestmeade, Section 1, of record in Book 2331, page 153, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James Stephenson Jeffords and wife, Nancy Ann Jeffords by deed from William E. Batty, Jr. and wife, Martha G. Batty of record in Book 3919, page 127, Register's Office for said County, the said James Stephenson Jeffords, having since died.

And I, James Austin White, husband of the within Nancy Ann Jeffords, join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise.

13158

IDENTIF. REFERENCE

JUN 29 3 19 PM '84

FELIX A. MASON II REGISTER
DAVIDSON COUNTY, TN

CHECK 06/29 297.70- 9778

This is unimproved ( ) improved (X) property, known as 1004 Davidson Road (House Number) (Street) (P O Address) Nashville, TN 37205 (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 29th day of June, 1984

Nancy Ann White

Nancy Ann White

James Austin White

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 Nancy Ann White and James Austin White

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of June 1984.

Commission expires July 28, 1985

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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 _____.

(his oath) (himself) (they)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

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
			291.20	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	297.70-
			9778A06/29/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 3 1 5 8

IDENTIF. REFERENCE

JUN 29 3 19 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0048963