This instrument has been prepared from information provided by the undersigned Grantor.

WARRANTY DEED

Prepared by: BONE & AMONETTE

BOOK 6344 PAGE 353

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Fred M. Stokes, Jr.	"SAME"	Field Book 27W-
(NAME)	(NAME)	04705
2840 Rural Hill Circle		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map and parcel No. 083-06-0 281.00
Nashville, Tenn 37217		
(CITY) (STATE) (P.O ZIP)	(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, ~~XX~~ DAVID S. RICE, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRED M. STOKES, JR. AND WIFE, JOYCE L. STOKES

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 described as follows:

BEING Lots Numbered 10-A, 68 and the northerly 4-1/2 feet of 69 in Beaumont Place, the plan of which is of record in Book 332, page 30, of the Register's Office for Davidson County, Tennessee. Said Lot number 10-A fronts 50 feet on the west side of Scott Avenue and extends back between lines 200 feet to an alley, having a frontage of 64 feet on said alley, and said lot 68 and part of lot number 69 front together 64-1/2 feet on the west side of Winchester Avenue and extends back westerly between lines 233.5 feet more or less, on its southern margin to an alley.

BEING the same property covneyed to David W. Rice and wife, Zula S. Rice by deed from Mrs. M. J. Menees of record in Deed Book 633, page 49, Register's Office of Davidson County, Tennessee. The said David W. Rice and wife, Zula S. Rice is now deceased. The said David W. Rice having died on the ____ day of _____, 19___ and Zula S. Rice having died August 14, 1972, leaving as their only heirs as law, 2 sons, George M. Rice and David S. Rice. The said George M. Rice is now deceased leaving as his only heir at law, his wife, Garnett Rice with no children having been born of said marriage. Garnett Rice has quitclaimed any interest that she may have in said property to David S. Rice by Quitclaim Deed of record in Deed Book 6344, page 351, Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE is made subject to any restrictions, easement and other encumbrances which may be of record in the Register's Office of Davidson County, Tennessee.

1 3 8 2 5 7

IDENTIF. REFERENCE

JUL 24 9 03 AM '84

FELIX A. ANDERSON JR. REGISTER
DAVIDSON COUNTY, TN

07/24/84 0903 MICRO-FILM

3228

unimproved ( )
This is improved (X) property, known as 113 (House Number) Scott Avenue (Street) Nashville, (P O Address) Tennessee (City or Town) 37206 (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 convenant 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 convenant 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. Whenever 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 23rd day of July, 19 84

David S. Rice

DAVID S. RICE

STATE OF TENNESSEE
SUMNER County

BOOK 6344 PAGE 354

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DAVID S. RICE

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 Gallatin, Tennessee, this 23 day of July 19 84

Commission expires MY COMMISSION EXPIRES MAY 4, 1987

David M. Stokes
Notary Public

STATE OF TENNESSEE
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

FORM 11-77

STATE OF TENNESSEE
County of SUMNER

The actual consideration or value, whichever is greater, for this transfer is $ 8,000.00

David M. Stokes
Affiant

Subscribed and sworn to before me, this the 23 day of July, 19 84.

Vicki Grantham
Notary Public

My commission expires 10-6-84

(AFFIX SEAL)

NOTARY PUBLIC

WARRANTY DEED

FROM
DAVID S. RICE

TO
FRED M. STOKES, JR. AND WIFE, JOYCE L. STOKES

Prepared by:

BONE & AMONETTE
A PROFESSIONAL LAW CORPORATION
SECOND FLOOR, SUMNER BANK BUILDING
GALLATIN, TENNESSEE 37066

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6314 PAGE 355

CD -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

.50 PRFEE
8000.00- CAMT.
20.80 CSTAX
6.00 WDEED
CHECK 27.30-
6228A07/24/64 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 38257

IDENTIF. REFERENCE

JUL 24 9 03 AM '84

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

No.0055209