TERRY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James D. Hancock 1702 Warfield Drive Nashville, TN 37215	Leader Federal Savings & Loan Assn. 158 Madison Avenue Memphis, TN 38103	131-3-156 16DA 26610

WARRANTY DEED

BOOK 6359 PAGE 95

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, A. L. RHODES and wife, NANCY ANN RHODES hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES D. HANCOCK and wife, TERRY B. HANCOCK, and KEN M. HANCOCK hereinafter called the Grantee, Grantee's 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. 8 on the plan of Neil Hunt Subdivision, of record in Book 974, page 19, Register's Office for said County.

SAID Lot No. 8 fronts 75.15 feet on the northerly margin of Warfield Drive, formerly Warfield Avenue, and extends back 213.30 feet on the easterly line and 208.64 feet on the westerly line to a dead line in the rear, measuring 75 feet thereon.

BEING the same property conveyed to A. L. Rhodes by deed from Anne S. Laine, a widow, of record in Book 5891, page 746, Register's Office for Davidson County, Tennessee.

THE property herein conveyed is subject to restrictive covenants of record in Book 1129, page 321, and to easements and other matters of record in Book 4110, page 651, both in the Register's Office for Davidson County, Tennessee, and to the matters set forth in the above referenced plan of record.

This is (~~not~~) improved property, known as 1702 Warfield Drive, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 3rd day of August, 1984.

A. L. Rhodes

Nancy Ann Rhodes

STATE OF ~~TENNESSEE~~ TEXAS
COUNTY OF TAYLOR

On this 3rd day of August, 1984, before me personally appeared A. L. Rhodes and Nancy Ann Rhodes, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

Notary Public

My Commission Expires: 3-9-86

(AFFIX NOTARIAL SEAL)

STATE OF TENNESSEE
COUNTY OF _____.

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this ____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

BOOK 6359 PAGE 96

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 76,500.00.

James D. Hancock
Affiant

Subscribed and sworn to before me, this the 3rd day of August, 1984.

My Commission Expires: 11-17-84

Notary Public

I 42908

IDENTIF. REFERENCE

AUG 14 11 52 AM '84

FELIX ROBERTSON REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

from:

A.L. RHODES AND WIFE,
NANCY ANN RHODES

to:

JAMES D. HANCOCK AND WIFE,
TERRY B. HANCOCK AND
KEN M. HANCOCK

RETURN TO: JCB

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

3045 08/14 2:05:43 CHECK

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6359 PAGE 97

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

76500.CO- CAMT.
198.90 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 205.40-
2049A08/14/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 42908

IDENTIF. REFERENCE

AUG 14 11 52 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0060843