FILE IN BOX #4 #84-6-42
FORM NO. WD-1

4993 08/24 136.50- CHECK

BOOK 6366 PAGE 976

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00.

Robert M. Rainey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF JUNE, 1984.

Notary Public

MY COMMISSION EXPIRES: 2/19/88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTYS., Suite 500, One Church Street Building, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT M. RAINEY, ETUX (NAME)	MERRILL LYNCH MORTGAGE CORPORATION (NAME)	MAP 38
5217 Eatons Creek Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 85366 (STREET ADDRESS)	PARCEL 40
Nashville, Tennessee 37218 (CITY) (STATE) (P. O. ZIP)	San Diego, California 92138 (CITY) (STATE) (ZIP)	#13D-30560

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, JOHN WESLEY EDWARDS and wife, CAROL SUE EDWARDS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT M. RAINEY and wife, LINDA M. RAINEY,

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 a house and tract of land located in the 14th Civil District of Davidson County, Tennessee, more fully described as follows, to-wit:

BEGINNING at a point in the center of Eatons Creek Road; thence, S 78 deg. 34' W, 210 feet to a 30 foot white oak in fence line; thence, N 81 deg. 20' W, 249.0 feet to a point; thence, N 31 deg. 50' W, 718.0 feet to a point; thence, N 29 deg. 30' E, 228 feet to a point; thence, S 88 deg. 50' E, 227.5 feet to a point; thence, S 77 deg. 30' E, 85.9 feet to a point; thence, S 50 deg. 50' E, 126.5 feet to a point; thence, S 34 deg. 01' E, 125 feet to a point; thence, S 14 deg. 10' E, 453.3 feet to a point; thence, S 30 deg. E, 205.7 feet to the point of beginning.

BEING the same property conveyed to John Wesley Edwards and wife, Carol Sue Edwards, by Deed from the Administrator of Veteran's Affairs, of record in Book 5388, Page 119, Register's Office for Davidson County, Tennessee.

AS part of the above consideration, the Grantees herein assume and agree to pay the unpaid balance owing on a certain Note executed by the Grantors herein to Administrator of Veteran's Affairs in the original principal amount of $46,000.00, of record in Book 5388, Page 121, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (XX) property, known as 5217 Eatons Creek Road, Nashville, Tennessee 37218
(House Number) (Street) (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 hands this 28th day of June, 1984

x John Wesley Edwards — Carol Sue Edwards

John Wesley Edwards — Carol Sue Edwards

STATE OF ~~TENNESSEE~~ TEXAS
~~Davidson~~ Dallas County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN WESLEY EDWARDS and wife, CAROL SUE EDWARDS,

the bargainors, 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 Dallas, ~~Tennessee~~ Texas, this 28th day of June, 1984.

Notary Public

Commission Expires 6.11.86

JOE K. CREWS

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
JOHN WESLEY EDWARDS, ET UX,

TO
ROBERT M. RAINEY, ET UX

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

I 45307

IDENTIF. REFERENCE

AUG 24 1 40 PM '84

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			50000.00- CANT.	
			130.00 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK	136.50-
4993A	08/24/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 5 3 0 7.

IDENTIF. REFERENCE

AUG 24 1 48 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0063687