FORM P.O. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69000

James E Tyson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF November, 19 84.

Peggy M Tyson
Notary Public

MY COMMISSION EXPIRES: October 19 1986

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. & Janet F. Tyson (NAME)	Wachovia Mortgage Company (NAME)	Map 86-10
917 Forest Acres Ct. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 3174 (STREET ADDRESS)	Par. 46
Nashville Tn. 37220 (CITY) (STATE) (P O ZIP)	Winston Salem, NC 27102 (CITY) (STATE) (ZIP)	4D 02096

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, I, Nancy A. Toombs, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Tyson, Jr. and wife, Janet F. Tyson

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 Lot No. 74 on the Plan of Chapelwood, Section 2, of record in Book 5200, page 83, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Nancy A. Toombs, unmarried, by deed from Lawrence M. Vaughn, unmarried, by deed of record in Book 5564, page 184, Register's Office for Davidson County, Tennessee

Grantees hereby assume and agree to pay the mortgage held by Wachovia Mortgage Company of record in Book , page , said Register's Office. The escrow account and insurance to be transferred to Grantee.

I 6 9 5 3 5

T IDENTIF. REFERENCE

Dec 12 1 08 PM '84

FELIX Z. HILSON II REGISTER DAVIDSON COUNTY, TN

RUSH

THIS conveyance subject to Restrictive Covenants of record in Book 5333, page 315, and such easements and setback lines of record in Book 5200, page 83, said Register's Office.

CHECK
This is unimproved ( )
This is improved (X) property, known as 3512-3514 Magnum Drive Hermitage, TN 37076
(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 my hand this 14th day of November, 19 84

Nancy A. Toombs

4674

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 A. Toombs

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 14th day of November 19 84

Commission expires 4/21/85

Notary Public

NOTARY PUBLIC AT LARGE

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

WARRANTY DEED

FROM
Nancy A. Toombs

TO
James E. Tyson, Jr. and wife,
Janet F. Tyson

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

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
			69000.00- CAMT.	
			179.40 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 185.90-	
			4674A 12/12/84 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 6 9 5 3 5

IDENTIF. REFERENCE

Dec 12 1 08 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 92515