File Box 9

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 325,000.00

Randolph B. Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF December 19 84.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 11-1-87
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Randolph B. Jones ETUX (NAME)	Metropolitan Federal (NAME)	Map 116-F
111 Lynwood Boulevard (STREET ADDRESS OR ROUTE NUMBER)	230 4th Avenue North (STREET ADDRESS)	Parcel 34
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	BM - 01550

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, Donna F. Williams, not married,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Randolph B. Jones and wife, Katie N. Jones

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:

The easterly part of Lot No. 3, all of Lot No. 4 and a 30 foot strip lying between said two lots, all on the plan of Pendleton and Blair's Subdivision of Lynwood Park which is recorded in Book 421 at page 45 in the Register's Office for said County, the description of which is attached hereto and made part hereof by this reference thereto.

This conveyance is made subject to the easements set forth in the instrument recorded in Book 806 at page 76 in said Register's Office.

As part of the consideration for this conveyance Grantees assume and agree to pay the remainder of the indebtedness evidenced by the note referenced in the deed of trust recorded in Book 5269 at page 765 in said Register's Office, as modified by instrument of even date herewith (Metropolitan Federal #24-0010047), according to the terms thereof; and Grantor hereby assigns to Grantees the escrow account in connection therewith.

This is unimproved ( ) improved (X) property, known as 111 Lynwood Boulevard, Nashville, Tennessee 37205
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

CHECKED

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 10th day of December, 19 84

Donna F. Williams
Donna F. Williams

4721

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Donna F. Williams

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 10th day of December 19 84

Commission expires 11-1-87

John V. Adams
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
Donna F. Williams

TO
Randolph B. Jones and wife, Katie N. Jones

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

File Box 9

Description attached to deed dated December 10, 1984, from Donna F. Williams, to Randolph B. Jones and wife, Katie N. Jones.

LAND in Davidson County, Tennessee, described as follows:

Being the easterly part of Lot No. 3, all of Lot No. 4 and a 30-foot strip lying between Lots Nos. 3 and 4 on the Plan of Pendleton and Blair's Subdivision of Lynwood Park, as of record in Book 421, page 45, Register's Office for said County, described together as follows:

BEGINNING at a point on the southerly margin of Lynwood Boulevard, 20 feet westerly from the southwest corner of said Lynwood Boulevard and a 30-foot abandoned strip, said point being also the northeast corner of a part of Lot No. 3 conveyed to Henry S. Sawrie and wife, Florence J. Sawrie, by deed from Susanne Warner Bass and husband, of record in Book 1556, page 483, said Register's Office; thence with the southerly margin of said Lynwood Boulevard, eastwardly 50 feet to the beginning of a curve; thence around said curve in a southeasterly direction 130 feet to a point; thence continuing with the southerly margin of said Boulevard, southeastwardly 230 feet to the northeast corner of Lot No. 5 on said plan; thence with the line between said Lots Nos. 4 and 5, South 69° west 270-1/2 feet to a point on the easterly margin of said abandoned strip; thence crossing said strip westwardly 30 feet to the southeast corner of said Lot No. 3; thence with the line between Lots Nos. 3 and 15, South 81-3/4° West 32.5 feet to the southeast corner of said Sawrie property; thence with the eastern boundary line of said Sawrie property, northwardly 285.3 feet to the beginning.

Being the same property conveyed to Louis C. Williams and wife, Donna F. Williams, by deed from Matthew G. B. Maddin and wife, Elizabeth W. Maddin, recorded in Book 5269 at page 763 in said Register's Office. The Williams were subsequently divorced (Civil Action 83D-1676, Fourth Circuit Court for said County) and subsequent thereto the said Louis C. Williams conveyed all of his right, title and interest in and to said property to the said Donna F. Williams by deed recorded in Book 6334 at page 375 in said Register's Office.

I 6 9 5 8 I

IDENTIF. REFERENCE

DEC 12 3 10 PM '84

FELIX A. WILSON II 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	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

325000.00- CAMT.
845.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 854.50-
4721A12/12/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 6 9 5 8 I

IDENTIF. REFERENCE

DEC 12 3 19 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 92562