This instrument prepared by:
Joseph B. Pitt, Jr.
First American Center
Nashville, TN 37238

BK435

BOOK 6470 PAGE 331

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gary D. Clayton	Tennessee Housing Development Agency c/o First Tennessee Bank	Map 96-11
(NAME)	(NAME)	
3116 Lakeland Drive	P.O. Box 1000, Dept. 47	Parcel 92
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214	Memphis, TN 38148	3DZ-59778
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00)---------- *Dollars,*

Cash in hand paid by Gary D. Clayton and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged

Frances K. Jones, a widow

have this day bargained and sold, and do hereby transfer and convey unto the said Gary D. Clayton, unmarried

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 804, Cloverhill Subdivision, Section 10, as of record in Book 2331, page 57, Register's Office for said County.

Beginning at a point on the north margin of Lakeland Drive at the corner of Lots No. 804 and 805; thence with the line between said lots northerly 170.9 feet to a point; thence easterly 132 feet ot a point in the margin of Philwood Drive; thence with the margin of same southerly 150 feet to the beginning of a curve; thence around said curve in a southwesterly direction 31.55 feet to a point in the margin of Lakeland Drive; thence with the margin of same westerly 104 feet to the beginning.

Being the same property conveyed to J. Buford Jones and wife, Frances K. Jones by deed from Malvin Homes, Inc. of record in Book 2795, page 287, Register's Office for Davidson County, Tennessee. The aid J. Buford Jones having since died.

1:7:5 4:6 7

IDENTIF. REFERENCE

JAN 9 8 31 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 54,000.00

Subscribed and sworn to before me, this the 2nd day of January, 19 85

My commission expires: 7/21/85 (Affix Seal)

Affiant

Notary Public

unimproved ( )
This is improved ( ) property, known as 3116 Lakeland Drive, Nashville, TN 37214
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 our hands this 2nd *day of* January, 19 85, *the Corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

CHECK

01/09 146

Frances K. Jones

Frances K. Jones

2009

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Frances K. Jones, a widow

the within named 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* 2nd *day of* January, *19* 85

Donna M. Gregory *Notary Public*

Commission expires 7/21/85

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____ *with whom I am personally acquainted, and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19* _____

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

TO

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

D-170419

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

RECEIVED OF _____ BOOK 6470 PAGE 333

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

54000.00- CAMT.
140.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 146.90-
2009A01/09/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 5 4 6 7

IDENTIF. REFERENCE

JAN 9 8 31 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99668