FORM NO. WD-1

BOOK 6509 PAGE 762

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 47,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF March 1985

Notary Public

MY COMMISSION EXPIRES: Dep. Reg.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walter S. Clark, Jr., Attorney at Law, 518 Stahlman Bldg., Nashville, TN
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anthony F. Ballinger (NAME)	Same (NAME)	Map 83-10
403 Lakehurst Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 110
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	23W 17630

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, Eleanor David Grayson, unmarried (formerly Eleanor G. Green) and Frances E. Grayson,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Anthony F. Ballinger

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 Lots Nos. 90, 91 and the northerly five feet of Lot No. 92 on the Map of McEwen Place, as of record in Book 332, page 133, Register's Office for Davidson County, TN

Said Lots Nos. 90, 91 and the northerly five feet of Lot No. 92 front 65 feet on the easterly margin of Lakehurst Drive (formerly 18th Street) and extends back between parallel lines 128 feet to an alley in the rear measuring 65 feet thereon.

Being the same property conveyed to Eleanor G. Green (Same as Eleanor David Grayson) a life estate with the remainder interest in fee simple vesting in the last survivor of Eleanor G. Green, S. K. Grayson or Frances E. Grayson by deed from James W. Brewer and wife, Margaret A. Brewer, of record in Book 4671, page 356, Register's Office for Davidson County, TN.

Eleanor David Grayson is the same person as Eleanor G. Green. S. K. Grayson died April 15, 1983.

CHECK

unimproved (X)
This is improved ( ) property, known as 403 Lakehurst Drive, Nashville, TN 37206
(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 12th day of MARCH, 1985.

Frances E. Grayson — Eleanor David Grayson

Frances E. Grayson — Eleanor David Grayson

3387

STATE OF TENNESSEE
Davidson County
Georgia
County of Fulton

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Personally appeared before me, Eleanor David Grayson, a Notary Public in and for said County and State, the within named Eleanor David Grayson

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Fulton, Georgia, this 4th day of February March, 19 85.

My Commission Expires Feb. 3/1986

Notary Public, Georgia State at Large

Evelyn C. Robinson Notary Public

Commission Expires

STATE OF TENNESSEE
Davidson County

Before me, Dinah L. Clark a Notary Public in and for the State and County aforesaid, personally appeared Frances E. Grayson

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~~ that she executed the within instrument ~~of the~~ for the purposes therein contained.

~~and that he as such~~, ~~executed the~~ ~~foregoing instrument for the purposes therein contained by signing the name of the~~ ~~corporation by himself as~~.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of March, 19 85.

Dinah L Clark Notary Public

Commission Expires 10/20/85

WARRANTY DEED

FROM

Eleanor David Grayson, etal

TO

Anthony F. Ballinger

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RETURN TO

1 0 0 8 9 3

IDENTIF. REFERENCE

MAR 13 3 57 PM '85

DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____ BOOK 5509 PAGE 764

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

4800.00- CAMT.
12.48 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 18.98-
9367A03/13/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 8 6 9 9

IDENTIF. REFERENCE

MAR 13 3 58 PM '85

DAVIDSON COUNTY, TN

No. 115564