File 7

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF MARCH, 19 85

Notary Public

MY COMMISSION EXPIRES: 4-9-87

(AFFIX SEAL)

BOOK 6525 PAGE 592

THIS INSTRUMENT WAS PREPARED BY
Alan L. Saturn , Atty, 212 3rd Avenue North, Nashville, Tn 37204
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rickey J. Sims (NAME)	Tennessee Housing Dev Agency C/O Bradley Mortgage Co., Inc. (NAME)	
2811 Eastland Ave. (STREET ADDRESS OR ROUTE NUMBER)	703 Providence Blvd (STREET ADDRESS)	85-5 10
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	Clarksville, Tn 37040 (CITY) (STATE) (ZIP)	15DA 49950

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, Helen L. Whited

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rickey J. Sims and wife Paula W. Sims

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. 7, Section 2, of Meadow Rose Park Subdivision as shown in Book 2083, Page 87, in the Registers Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

This is the same property conveyed to Helen L. Whited by deed of record in Official Record Book 5109, Page 864, in the said Registers Office.

THIS conveyance is subject to any and all existing restrictions and easements of record.

193900

IDENTIFICATION REFERENCE

APR 3 10 11 AM '85

FELIX A. WILSON, REGISTER
DAVIDSON COUNTY, TN

CHECK

This is unimproved ( ) improved (X) property, known as 2811 Eastland Ave. (House Number) (Street) Nashville, TN 37206 (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 28TH day of MARCH, 19 85

Helen L. Whited

Helen L. Whited

04/03 155.48-

616

STATE OF TENNESSEE
Davidson County

BOOK 6525 PAGE 593

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Helen L. Whited

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 28TH day of MARCH 1985

Commission expires 4-19-87

Notary Public

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
Helen L. Whited

TO
Rickey J. Sims

PREPARED BY:
SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: 259-3666

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6525 PAGE 594

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

57300.00- CAMT.
148.98 CSTAX
.50 PRFEE
6.00 WDEED.
CHECK 155.48-
461.6A04/03/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 93900

IDENTIF. REFERENCE

APR 3 10 11 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 121646