This instrument prepared by Berry/Freeman Attorneys, 333 Gallatin Rd., Madison, Tn. 37115

Signature

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
James L. Martin, Jr. et ux (NAME)	Bailey Mortgage Company (NAME)	72 - C3
1215 McChesney Ave. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1389 (STREET ADDRESS)	BOOK 6539 PAGE 144
Nashville, TN. 37216 (CITY) (P. O. ZONE) (STATE)	Jackson, Mississippi 39215-1389 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------
----------$10.00---------- *Dollars,*

Cash in hand paid by the grantees hereinafter named and other good and valuable consideration , the receipt of which is hereby acknowledged, including the assumption by the said grantees of the unpaid balance of a certain indebtedness payable to Nashville Mortgage and Realty Company in the original principal amount of $10,950.00, and secured by a deed of trust of record in Book 3759, page 469, Register's Office or Davidson County, Tennessee.

I, LOUISE MULLINS, a widow

have this day bargained and sold, and do hereby transfer and convey unto the said JAMES L. MARTIN, JR. AND WIFE, MILDRED R. MARTIN their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

BEING the easterly 1/2 of Lot No. 216 on the Map of Inglewood Place, as of record in Book 332, page 101, Register's Office for said County.

SAID part of Lot No. 216 fronts 50 feet on the northerly side of McChesney Avenue and runs back between parallel lines, 205 feet to a dead line.

Being the same property conveyed to Robert Dayton Mullins and wife, Louise Mullins by deed from Floyd W. Glover and wife, Helen Rhodes Glover, as of record in Book 3768, page 635, Register's Office for Davidson, County, Tennessee. Robert Dayton Mullins is now deceased.

I 9 8 7 I 6

IDENTIF. REFERENCE

APR 23 11 29 AM '85

FELIX A. DUPLANTIS REGISTER DAVIDSON COUNTY, TN

RUSH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,000

Subscribed and sworn to before me, this the 23rd day of April 19 85

My commission expires: July 18th, 1987 (Affix Seal)

Affiant James L. Martin Jr.

Notary Public Lloyd W. Pate

This is unimproved (xx) improved ( ) property, known as 1215 McChesney Ave, Nashville, Tn. 37216 (House Number) (Street) P. O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said JAMES L. MARTIN, JR. AND WIFE, MILDRED R. MARTIN their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* JAMES L. MARTIN, JR. AND WIFE, MILDRED R. MARTIN, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 23rd *day of* April, 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.*

Louise Mullins

LOUISE MULLINS

04/23 71.50- CHECK

537

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Louise Mullins *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* 23rd *day of* April, *19*85.

Lloyd W. Paten *Notary Public*

Commission expires July 18th 1987

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

LOUISE MULLINS, a widow

TO

JAMES L. MARTIN, JR. ET UX

Compliments of
Madison Title Company
333 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

BOOK 6539 PAGE 146

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

25000.CO- CAMT.
65.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 71.50-
0637A04/23/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 8 7 1 6

IDENTIF. T REFERENCE

APR 23 11 29 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 127506