FORM NO. WD-1

BOOK 6548 PG 345

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 21,993.44

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 19 85

Notary Public

MY COMMISSION EXPIRES My Commission Expires April 17, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Richard Wallace (NAME)	Citicorp Homeowners Services (NAME)	083-13-0
210 Old Hickory Boulevard (STREET ADDRESS OR ROUTE NUMBER)	670 Mason Ridge Center Drive (STREET ADDRESS)	124.00
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	St. Louis, MO 63141 (CITY) (STATE) (ZIP)	18W 05400

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, William Walter Jones, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard Wallace

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:

Land in Davidson County, Tennessee, being part of Lot No. 96 on the Plan of East Edgefield, of record in Book 21, page 147, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 96 fronts 50 feet on the north side of Lillian Street and runs back between parallel lines 106 feet to a dead line in the rear.

Being the same property conveyed to William Walter Jones by quitclaim deed from Nell H. Jones of record in Book 6419, page 834, Register's Office for Davidson County, Tennessee.

Linda M. Jones joins in this conveyance for the purpose of conveying any interest she may have in the subject property by reason of her marital rights.

It is understood and agreed that a part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance on a note secured by a first mortgage Deed of Trust, of record in Book , page , said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

This is unimproved ( ) improved (X) property, known as 1115 Lillian Street (House Number) (Street) Nashville, Tennessee 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 our hand s this 1st day of May, 19 85

William Walter Jones

Linda M. Jones

INDIVIDUAL ACKNOWLEDGEMENT

BOOK 6548 PG 346

State of Tennessee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, William Walter Jones and wife, Linda M. Jones

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

WITNESS my hand, at office, this 1st day of May, 19 85

Cynthia G Crouch
NOTARY PUBLIC

My commission expires:

My Commission Expires April 17, 1988

CORPORATE ACKNOWLEDGEMENT

State of

County of

Before me, of the state and county aforesaid, personally appeared, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) 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 himself as

WITNESS my hand and seal, at office in

this day of , 19

NOTARY PUBLIC

My commission expires

WARRANTY DEED

FROM

William Walter Jones, married

TO

Richard Wallace, unmarried

Box 10

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
Nashville, Tennessee 37219

IDENTIFICATION REFERENCE

MAY 8 1 53 PM '85

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

$10.85

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

21980.44- CAMT.
57.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 63.70-
4256A05/03/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J01685

IDENTIF. REFERENCE

MAY 3 1 53 PM '85

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 131034