3825

File Box #38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, TN 37207

BOOK 6560 PG 166

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOSEPH P. MCALLISTER (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	Map 162-10
505 Janice Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 62923 (STREET ADDRESS)	Parcel 18
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23462 (CITY) (STATE) (ZIP)	FB# 5DU-60375

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, METROPOLITAN HOUSING, LTD. , a Tennessee limited partnership,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOSEPH P. MCALLISTER and wife, RACHEL M. MCALLISTER

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 18 on the Plan of Brookview Estates, Section 1, as of record in Plat Book 4460, page 103, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Metropolitan Housing, Ltd., a Tennessee limited partnership by deed from Clare Candida Smith, unmarried of record in Book 5934, page 996, said Register's Office.

This conveyance is made subject to: (1) 1985 Taxes, which have been prorated and assumed by the Grantee(s); (2) Restrictions of record in Book 4636, page 317; and (3) All matters appearing on the Plan of record in Plat Book 4460, page 103, said Register's Office.

As part of the consideration for this transfer, the Grantee(s) herein assume and agree to pay, the principal balance now due, plus future interest on a certain note, dated December 5, 1977, in the original principal sum of $36,800.00, payable to The Lomas & Nettleton Company in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 5234, page 229 said Register's Office.

unimproved ( )
This is improved (XX) property, known as 505 Janice Drive, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 10th day of May, 1985.

METROPOLITAN HOUSING, LTD.
By:

S. L. Johnson, General Partner

STATE OF TENNESSEE

BOOK 6560 PG 167

COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____

_____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE

COUNTY OF _____

Before me, the undersigned, 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 as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ _____ as such _____.

Witness my hand and official seal, at _____,

this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

FILED FOR RECORD IN DAVIDSON COUNTY, TN.
MAY 17 2 59 PM 1985

IDENTIFICATION REFERENCE

J.O. 8694.

STATE OF TENNESSEE:
COUNTY OF WILLIAMSON:

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared S. L. Johnson, III, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be a general partner of Metropolitan Housing, Ltd., the within named bargainor, a partnership, and that he as such General Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as General Partner.

Witness my hand and seal, at office in Brentwood, Tennessee, this 10th day of May, 1985.

Helen D. Scott

My Commission Expires: 4/19/87

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF May, 19 85.

MY COMMISSION EXPIRES: 4-19-87 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM METROPOLITAN HOUSING, LTD.

TO JOSEPH P. MCALISTER and wife, RACHEL M. MCALISTER

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6560 PAGE 168

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

62500.CO- CAMT.
162.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 169.00-
9373A05/17/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J.O.5.8.9.4

IDENTIF. REFERENCE

MAY 17 2 59 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 136023