File Box #38 3909

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 6597 PG 582

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 221
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOHN ROLAND PYRON, JR. (NAME)	FIRST TENNESSEE BANK (NAME)	Map 130-13
309 Maybelle Lane (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 474 (STREET ADDRESS)	Parcel 1
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38101 (CITY) (STATE) (ZIP)	7DZ-31200

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, CHRISTINE Z. DICKINSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN ROLAND PYRON, JR.

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. 2 on the Plan of Warner Courts, as of record in Plat Book 2083, page 97, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Christine Z. Dickinson by quitclaim deed from James Hershel Zunich and wife, Helen Evatz Zunich of record in Book _____, page _____, said Register's Office.

This conveyance is made subject to: (1) Taxes for 1985, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 2281, page 254, said Register's Office; (3) All matters appearing on the plan of record in Plat Book 2083, page 97, said Register's Office.

J 1:7 9 6' 4:

T
IDENTIF. REFERENCE

JUL 3 8 12 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved(XX) property, known as 309 Maybelle Lane, Nashville, Tennessee 37205 .

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 25th day of June, 1985

CHRISTINE Z. DICKINSON

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CHRISTINE Z. DICKINSON 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 ~~Nashville, Tennessee~~ this ~~25th~~ day of June 19 85.

My commission expires 1/10/89 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared ~~personally known to me to be the~~ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence; 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

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 109,500.00

John Roland Pyron, JT
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF June 19 85

MY COMMISSION EXPIRES: 1/10/89
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

CHRISTINE Z. DICKINSON

TO

JOHN ROLAND PYRON, JR.

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6597 PAGE 584

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			109500.00- CONT.	
			284.70 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	291.20-
4255A07/03/85			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 1:7 9 6: 4:

IDENTIF. REFERENCE

Jul 3 8 12 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 150538