FORM NO. WD-1

BOOK 6609 PAGE 406

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,000.00

Douglas Wayne Mangrum
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF July 19 85

Notary Public

MY COMMISSION EXPIRES: My Commission Expires March 10, 1986
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
N. Eddie Montgomery, 7003 Chadwick Drive, Suite 140, Brentwood, TN 37027
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Douglas Wayne Mangrum (NAME) | Troy & Nichols, Inc. (NAME) | |
| 634 River Rouge (STREET ADDRESS OR ROUTE NUMBER) | P.O. Box 4025 (STREET ADDRESS) | 8DA-33258 |
| Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP) | Monroe, LA 71211 (CITY) (STATE) (ZIP) | 90-11-24 |

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, Estate of Spencer G. Perkins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Douglas Wayne Mangrum and wife, Teresa L. Mangrum

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 Lot No. 614, Charlotte Park, Section 9, as of record in Book 2900, page 77, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Spencer G. Perkins and wife, Frankie E. Perkins by deed from J. Douglas Wright and J. Douglas Wright, Jr. of record in Book 3702, Page 505, Register's Office, Davidson County, Tennessee.
*

Subject to restrictions of record in Book 3033, page 638, said Register's Office.

Per the last Will and Testament of Spencer G. Perkins, Bobbie Jean Stewarte Cofax was vested with title. Per order of the Probate Court for Davidson County, Tennessee, file #74117, it was ordered, adjudged and decreed that the Executor sell said house and lot in order to settle estate.

* The said Spencer G. Perkins and Frankie E. Perkins are now deceased.

This is unimproved ( ) improved (X) property, known as 634 River Rouge, Nashville, TN 37209
(House Number) (Street) (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 15th day of July, 19 85

Estate of Spencer G. Perkins

Grace Perkins
Grace Perkins

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned BOOK 6609 PAGE 407, a Notary Public in and for said County and State, the within named Stephen Stewart, executor and Grace Perkins

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of July 19 85

Commission expires My Commission Expires March 8, 1989

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

Estate of Spencer G. Perkins

TO

Douglas Wayne Mangrum

Teresa L. Mangrum

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
SUITE 140 - 7003 CHADWICK DR.
BRENTWOOD, TN 37072

J 2: 1: 6: 5: 1

IDENTIF. REFERENCE

JUL 18 10 17 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

# OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6609 PAGE 408

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

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

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | 58000.00- CAMT | |
| | | | 150.00 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 MDEED | |
| | | | CHECK 157.30- | |
| 8914A07/18/85 | | | BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 1 6 5 1

IDENTIF. REFERENCE

JUL 18 10 17 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 155081