ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Jimmy R. Austin, et ux.	Mid-State Mortgage Corp.	54-4
(NAME) 203 Tanglewood Drive	(NAME) G.P.O. Box 463-A	Parcel 45
(STREET ADDRESS OR ROUTE NUMBER) Mt. Juliet, Tennessee 37122	(STREET ADDRESS) Detroit, MI 48232	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6610 PAGE 969

For and in consideration of the sum of Ten and ----------
----------($10.00)----------00/100 **DOLLARS**

and other good and valuable considerations, including but not limited to the assumption of a deed of trust of record in Book 6207, Page 505, Register's Office of Davidson County, Tennessee in the original principal sum of $40,585.00, and now payable to Mid-States Mortgage Corp.

I, Harry Margrave, Trustee
have bargained and sold, and by these presents do transfer and convey unto the said Jimmy R. Austin and wife, Sue A. Austin

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson **County, State of Tennessee, described as follows:**

Being Lot No. 13A on the plan of zone Lot Division Lot 13, Lake Country, of record in Book 5800, Page 343, Register's Office of Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 6207, page 279 and Book 6095, page 656, Register's Office for Davidson County, Tennessee.

Being a part of the same property conveyed to Harry Margrave, Trustee by deed from John W. Phillips and wife, Carol M. Phillips of record in Book 6597, page 486 Register's Office of Davidson County, Tennessee , with full power to sell, convey, transfer mortgage, and assign, without joinder of beneficiary, his successors and assigns.

J 2 2 1 8 3

T
IDENTIF. REFERENCE

JUL 19 3 59 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 308 Woodview Court (House Number) (Street)
Old Hickory, Tennessee
(P. O. Address) (City or Town) (Zip Code)

CHECK

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.

Whenever 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 hands this 19th **day of** July **, 19** 85 .

Harry Margrave

Harry Margrave, Trustee

$33

BOOK 6610 PAGE 970

STATE OF TENNESSEE
COUNTY OF Davidson

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

the bargainor ____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of July, 19 85.

My commission expires 4-19-87 Notary Public

STATE OF TENNESSEE
COUNTY OF ____

Before me, ____, a Notary Public of the State and County aforesaid, personally appeared ____ and ____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged ____ to be the ____ and ____ respectively of ____, the within named bargainor, a corporation, and that ____ as such ____ and ____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said ____ as ____ and attesting the same by the said ____ as ____.

Witness my hand and seal, at office in ____, this ____ day of ____, 19____.

____ Notary Public

Commission expires ____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 44,600.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Jimmy R. Austin

Sworn to and subscribed before me
this 19 day of July, 19 85.

My commission expires 4-19-87 Notary Public

This instrument was prepared by:

Andrew B. Gibson, Jr., 200 Fourth Avenue North, Ste. 202, Nashville, TN
Name Address

WARRANTY DEED

FROM

Harry Margrave, Trustee

TO

Jimmy R. Austin and

Sue A. Austin, wife

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6610 PAGE 971

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
			446.00- CAIT,	
	VD		446.00 CAIT,	
			4460.00- CAIT,	
			115.96 CSTAX-	
			.50 PRFE	
			6.00 MTF P	
			CHECK	12?.46-
			9533A07/19/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 2 1 8 3

IDENTIF. REFERENCE

JUL 19 3 39 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 155686