This instrument prepared by:
Sam D. Hodges, III
Grissim and Hodges, Attorneys
323 Union Street, Suite 400
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 6630 PAGE 428

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Mail Sidney J. Maddox et ux 113 Belle Brook Circle Nashville, TN 37205	SAME	145-121

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, DAVID O. LOSE and wife, BETTI D. LOSE, have bargained and sold, and by these presents do transfer and convey unto the said SIDNEY J. MADDOX and wife, CLAUDIA G. MADDOX, the Grantees herein, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 19 as shown on the Plat of Stratford Place, Oak Hill, Tennessee, of record in Book 6250, page 373, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to David O. Lose and wife, Betti D. Lose, by deed from STM Stratford Place Partners, a Kentucky partnership, of record in Book 6630, page 424, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. Such matters as may be shown on the Plat of record in Book 6250, page 373, in said Register's Office.

2. All conditions, restrictions, limitations, covenants running with the land, and easements of record, including those set out in Book 6630, page 427 in the Register's Office of Davidson County.

3. Current year real property taxes.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever.

And we do covenant with the said Grantee 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, except as otherwise herein set out.

And David O. Lose and wife, Betti D. Lose, do further covenant and bind themselves, their heirs, successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors 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.

IN WITNESS WHEREOF, the undersigned have executed this deed on this 13th day of August, 1985.

DAVID O. LOSE

BETTI D. LOSE

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 86,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Claudia D. Baddock
Affiant

Subscribed and sworn to before me, this 13th day of August, 1985.

NOTARY PUBLIC
My Commission Expires: April 17, 1987

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared David O. Lose and wife, Betti D. Lose, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 13th day of August, 1985.

NOTARY PUBLIC

My Commission Expires: April 17, 1987

MAIL ENR
285337
IDENTIFICATION REFERENCE
AUG 14 2 04 PM '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 6630 PAGE 430

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

86000.00- CAMT.
223.60 CSTAX.
.50 PRFEE
6.00 WDEED
CHECK 230.10-
7384A08/14/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28537

IDENTIFICATION REFERENCE

AUG 14 2 34 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 163337