This Instrument Prepared by SHANKS, BLACKSTOCK, ATTORNEYS AT LAW
Knoxville, Tennessee 37902

Anthony Zombolas
1421 E Wayzata Blvd.
Wayzata, Minnesota 55391

Map 7-14
Parcel 13

The preparer of this Deed makes no representation as to the status of the title of the property described herein, or as to the accuracy of description.

WARRANTY DEED

BOOK 6649 PAGE 580

THIS INDENTURE, made this 6th day of September, A. D., 19 85, **between** John Wayne Bailey and wife, Donna LaPier Bailey

of Davidson County, Tennessee, First Parties, and Ralph Watson and wife, Barbara S. Watson

Davidson County, Tennessee, Second Parties,

WITNESSETH: that said First Parties, for and in consideration of the sum of

one dollar and other good and valuable consideration Dollars ($ 1.00)

to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

including the assumption by the Grantees of the balance of an indebtedness to National Mortgage Company secured by a Deed of Trust of record in Book 5392, page 143; and the balance of an indebtedness to Security Mutual Finance Corporation secured by a Deed of Trust of record in Book 5890, page 442, Register's Office for Davidson County, Tennessee,

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit: Situated in District No. ..... of Davidson County, Tennessee,

Land in the 10th Civil District of Davidson County, Tennessee, being Lot No. 88 on the Plan of Grizzard Manor, Section Four, of record in Book 4675, page 156, Register's Office for said County and State, to which said plan reference is hereby made for a more complete legal description of said lot.

Being the same property conveyed to John Wayne Bailey and wife, Donna LaPier Bailey by deed from Ronald D. Buck and wife, Mary L. Buck of record in Book 6272, page 375, Register's Office for Davidson County, Tennessee.

34440

IDENTIFICATION REFERENCE

SEP 6 | 36 PM '85

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

Person or Agency Responsible
For Payment of Taxes

Name National Mortgage Company
Address 4041 Knight Arnold Road
Memphis, TN 38118

NEW OWNER
RALPH WATSON
GRACELAND DR.
GOODLETTSVILLE TN.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the 13th day ~~and year first above written.~~ of June, 1985.

John Wayne Bailey (L. S.) Donna La Pier Bailey (L. S.)

John Wayne Bailey

(L. S.) (L. S.)

STATE OF TENNESSEE
~~KNOX~~ COUNTY } ss.
Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State John Wayne Bailey and Donna La Pier Bailey, husband and wife

, 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 within instrument for the purposes therein contained.

Witness my hand and official seal at office, in ~~Knox~~ Davidson County, this 13th day of June 19 85

Phyllis G. Hall
Notary Public

My Commission expires Jan. 19, 1988

STATE OF _____
COUNTY OF _____ } ss.

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

_____, 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 within instrument for the purposes therein contained.

Witness my hand and official seal at office, in _____ County, this _____ day of _____ 19____

_____
Notary Public

My Commission expires _____

prepared by: Anthony Zombolas

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $ 90,500.00 Affiant Ralph Watson

Subscribed and sworn to before me this 6th day of September 19 85

Notary Public Phyllis Keenon

My Commission Expires: 10-30-85

McLEMORE PRINTING CO

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6649 PAGE 582

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

91500.00- CAMT.
237.90 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 244.40-
4497A09/06/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

34440

IDENTIFICATION REFERENCE

SEP 6 1 36 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 170288