Bk 45

BOOK 6634 PAGE 514

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,353.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF October 1985

Notary Public

MY COMMISSION EXPIRES: 4/29/89

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

GREGORY M. GALLOWAY - 1161 Murfreesboro Road - Suite 316 - Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher Kirya (NAME)	AmSouth Mortgage Company, Inc. (NAME)	MAP 150-10
3256 LuAnn Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 847 (STREET ADDRESS)	PARCEL 102
Antioch, TN 37013 (CITY) (STATE) (P.O. ZIP)	Birmingham, Alabama 35201 (CITY) (STATE) (ZIP)	2D-74379

FOR AND 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, Delmar R. Mangrum and wife, Pamela K. Mangrum

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Christopher Kirya, a married person

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.

BEING Lot No. 29A, Zone Lot Division of Lots 21 through 30, Cherry Hills Section 12, of record in Book 6250, page 466, amending Plat Book 6250, page 175, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Delmar R. Mangrum and wife, Pamela K. Mangrum, by deed from John Cook and wife, Virginia S. Cook, A.J. Johnson and wife, Gail Johnson, d/b/a J & C Builders, of record in Book 6660, page 28, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6208, Page 973, re-recorded in Book 6441, page 878, in Book 6436, page 642, as amended in Book 6502, page 152, and in Plat Book 6250, page 466, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Delmar R. Mangrum and wife, Pamela K. Mangrum, to Michael L. Padalino, Trustee, for AmSouth Mortgage Co., Inc., dated September 20, 1985,, and filed for record in Book 6661, Page 3 Register's Office for said County, with an unpaid principal amount of approximately 53,353.00, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

improved ( ) improved (X) property, known as 3256 LuAnn Drive, Antioch, TN 37013
(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 heir 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 covey 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 our hands this 25th day of October, 1985

Delmar R. Mangrum

Pamela K. Mangrum

BOOK 6694 PAGE 515

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 ~~Delmar R. Mangrum and wife, Pamela K. Mangrum~~

the 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 Nashville, Tennessee, this 25th day of October, 1985.

Commission expires 11/1/87

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for 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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that (he / they) as such _____ and _____ being authorized so to do, execute 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

48251

IDENTIFICATION REFERENCE

OCT 29 9 24 AM '85

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

Delmar R. Mangrum
Pamela K. Mangrum

TO

Christopher Kirya

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

GREGORY M. GALLOWAY
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6694 PAGE 516

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

54353.00- CATT,
141.44 CSTAX
.50 PRFE
6.00 WDEED
CHECK 147.94-
1049A10/29/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48251

IDENTIFICATION REFERENCE

OCT 29 9 24 AM '85

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TENN

No. 186395