BOOK 6723 PAGE 891 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $34,425.98

Rosa J. Muse
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF November, 1985

Patricia Spicer Carden
Notary Public

MY COMMISSION EXPIRES 7-18-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTY.
236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Rosa J. Muse (NAME)	Wachovia Mortgage Company (NAME)	16W16640
924 Acklen Avenue (STREET ADDRESS OR R.F.D. NUMBER)	P. O. Box 3174 (STREET ADDRESS)	105-9-387
Nashville, TN 37203 (CITY) (STATE) (P.O. ZIP)	Winston-Salem, NC 27102 (CITY) (STATE) (ZIP)	

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 Margaret Noel, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rosa J. Muse

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 part of Lot No. 33 on the Map of Waverly Place, of record in Book 57, page 95, Register's Office for said County, being more particularly described as follows:

Beginning at a point in the north margin of Acklen Avenue, 100 feet east of the easterly margin of 10th Avenue South; thence northerly 225 feet to a point in the south margin of an alley; thence easterly 36 feet 3-3/4 inches to a point, which is 36 feet 3-3/4 inches west of the corner of Lot No. 32 and 33; thence southerly 225 feet to the north margin of Acklen Avenue; thence with the margin of the same, west 50 feet to the point of beginning.

Being the same property conveyed to Margaret Noel and Marcia N. Reece by deed from Ewell Brown of record in Book 5373, page 347, said Register's Office. Marcia N. Reece has since conveyed her interest in said property to Margaret Noel by Quitclaim Deed of record in Book 6231, page 622, said Register's Office.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 5373, page 349, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a second mortgage Deed of Trust of record in Book 6254, page 5, corrected in Book 6349, page 396, said Register's Office and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

unimproved ( )
This is improved (X) property, known as 924 Acklen Avenue (House Number) (Street) Nashville, TN 37203 (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 27th day of November, 19 85

Margaret Noel
Margaret Noel

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tennessee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Margaret Noel, unmarried

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 27th day of November, 19 85.

NOTARY PUBLIC

My commission expires:

7-8-87

CORPORATE ACKNOWLEDGEMENT

State of

County of

Before me, of the state and county aforesaid, personally appeared, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the within named bargainor, a corporation, and that he as such being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as

WITNESS my hand and seal, at office in

this day of , 19

NOTARY PUBLIC

My commission

WARRANTY DEED

FROM

Margaret Noel

TO

Rosa J. Muse

IDENTIFY REFERENCE

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
Nashville, Tennessee 37219

FILED FOR RECORD
DAVIDSON COUNTY, TN

DEC 2 4 29 PM '85

57509

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			344259.63-	MT.
	VD	344259.63		MT.
		34425.99-		MT.
		85.43		TAX
			.50	REC
			6.00	DEED
			CHK	93.93-
1969A12/CC/35			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57503

IDENTIFICATION REFERENCE

DEC 2 4 24 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 107058