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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00

Frances Jane Gwynne
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF December, 19 85

Notary Public

MY COMMISSION EXPIRES: November 21, 1987

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Gary B. Fisher, Attorney At Law, 494 Bell Road, Nashville, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frances Jane Gwynne (NAME)	CityFed Mortgage Company (NAME)	119-11-0
112 Blackstone Place (STREET ADDRESS OR ROUTE NUMBER)	404 BNA Drive, Suite 201 (STREET ADDRESS)	141.00
Nashville, TN. 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37217 (CITY) (STATE) (ZIP)	06DA 34706

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, Thomas P. Kanaday, Jr. and wife, Sally R. Kanaday

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frances Jane Gwynne, A Single 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:

Land in Davidson County, Tennessee, being Lot No. 1 on the resubdivision of part of Lots Nos. 25, 26 and 27 on the Plan of Thompson Lane Park of record in Plat Book 5800, Page 61, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Thomas P. Kanady, Jr. et ux, Sally R. Kanady by deed from John U. Wilson et ux, Sadye T. Wilson and Leno E. Fitzgerald, of record in Book 6156, Page 428, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

5.9738

IDENTIFICATION REFERENCE

Dec 10 11 34 AM '85

FELIX Z. HALL, JR. REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 112 Blackstone Place, Nashville, TN. 37211
(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 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 our hand s this 5th day of December, 19 85

Thomas P. Kanaday, Jr. Sally R. Kanaday

Thomas P. Kanaday, Jr. Sally R. Kanaday

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, ~~the undersigned~~, a Notary Public in and for said County and State, the within named ~~Thomas P. Kanaday, Jr. and wife,~~ Sally R. Kanaday

the bargainor~~s~~, 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 5th day of December, 19 85.

Notary Public

Commission Expires 11/1/87

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

~~Thomas P. Kanaday, Jr. and wife,~~
Sally R. Kanaday

TO

Frances Jane Gwynne

GARY B. FISHER
ATTORNEY AT LAW
SUITE 12 VILLAGE SQUARE CENTER
494 BELL ROAD
NASHVILLE, TENNESSEE 37217

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
			40[illegible].00- [illegible],	
			104.00 CO TAX	
			.50 [illegible]	
			6.00 [illegible]	
			CHECK	110.50-
4757A	12/10/85		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 9 7 3 8

IDENTIFT REFERENCE

DEC 10 11 35 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 199776