Box 8

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Wilson Manning, Jr.
117 Kenner Avenue
Nashville, TN. 37205

SEND TAX BILLS TO:
Atlantic Coast Mortgage
Company
3975 University Drive
Fairfax, VA 22030

MAP-PARCEL NUMBERS:
MAP 116-3
PARCEL 88
7DA-9670

BOOK 6734 PAGE 228

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Roth Chilton Hampton and wife, Antionette F. Hampton hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Wilson Manning, Jr., unmarried a one-half undivided interest and Wilson Manning Sr. and wife, Arline Manning, a one-half undivided interest hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND Davidson County, Tennessee, being the southerly half of Lot No. 76 on the plan of Kenner-Mannor Land Co's second subdivision of the Kenner Tract, of record in Book 421, page 100, Register's Office for said County. RE-RECORD BOOK 6757 PAGE 295

SAID southerly half of Lot No. 76 fronts 50 feet on the southwesterly margin of Kenner Avenue and extends back between Parallel lines 200 feet to a dead line.

BEING the same property conveyed to M. C. Hampton and wife, Pauline Roth Hampton by deed from John W. Murphree of record in Book 1011, page 105, said Register's Office. M. C. Hampton has since died. Pauline Roth Hampton has subsequently died and devised said property to Roth Chilton Hampton by will of record in will Book 143, page 116, probate court clerks office for said county.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

6072

IDENTIFICATION REFERENCE

Dec 12 3 23 PM '85

FELIX Z WILKINS REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 117 Kenner Avenue, Nashville, TN. 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 11th day of December, 19 85

Antoinette F. Hampton

Roth Chilton Hampton

Roth Chilton Hampton

STATE OF TENNESSEE
COUNTY OF Davidson

On this 11th day of December, 19 85, before me personally appeared Roth Chilton Hampton and Antoinette F. Hampton, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

My Commission Expires: 11-1-87

Notary Public

file box 8/dch

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6734 PAGE 229

Before me, the undersigned, 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

RE-RECORD
BOOK 6757 PAGE 296

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 75,000.00.

Affiant

Subscribed and sworn to before me, this the 11th day of December, 1985.

My Commission Expires: 11-1-87

Notary Public

RE-RECORD
668 37

IDENTIFICATION REFERENCE

JAN 7 | 04 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

from:
Roth Chilton Hampton

to:
Wilson Manning, Jr., unmarried
et al

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY

Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 24393