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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$34,500.00 Larry Kim Stalvey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF January, 19 86.

Notary Public

MY COMMISSION EXPIRES: July 18, 1987

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, 325 PLUS PARK BOULEVARD, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Kim Stalvey (NAME)	National Mortgage Company (NAME)	Map 72-11
2420 Branch Street (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Parcel 113
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37217 (CITY) (STATE) (ZIP)	15DZ-12940

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, Rev. Almon H. Hawkins and wife, Mildred Hawkins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry Kim Stalvey, unmarried

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 the northerly parts of Lots Nos. 156, 157 and 158 and a part of Lakota Avenue (now closed) on the Map showing subdivision of The Waters Place, of record in Book 332, pages 136 and 137, Register's Office for said County.

Beginning at a point in the easterly margin of Branch Street, formerly McKinney Avenue, said point being 20 feet north the the southerly margin of Lakota Avenue, (now closed); thence in an easterly direction, running parallel with said southerly margin of Lakota Avenue (now closed), 205 feet more or less, to the westerly margin of Martha Street; thence south with the margin of said Martha Street 20 feet; thence west with the south margin of Lakota Avenue (now closed), 60 feet to the common corner of Lots Nos. 159 and 158; thence south with the line between said lots, 85 feet to a point; thence in a westerly direction, 150 feet, more or less, to the easterly margin of Branch Street; thence north with said margin 105.1 feet to the point of beginning.

BEING part of the same property conveyed to Charles C. Hawkins and wife, Leona I. Hawkins by deeds of record in Book 1383, page 127 and Book 2157, page 593, said Register's Office. The said Leona I. Hawkins having predeceased Charles C. Hawkins. Title being vested in Rev. Almon H. Hawkins by will of Charles C. Hawkins in Will Book 145, page 403, and recorded in Book 6365, page 923, Register's Office for Davidson County, Tennessee.

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

This is unimproved ( ) improved (XX) property, known as 2420 Branch Street, Nashville, TN 37216
(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 my hand this 17th day of January, 19 86

Rev. Almon H. Hawkins Mildred Hawkins)

Rev. Almon H. Hawkins Mildred Hawkins

STATE OF TENNESSEE }
County of Davidson }

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Personally appeared before me, The Undersigned, a Notary Public in and for said County and State, the within named Almon H. Hawkins

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17th day of January 19 86

Commission expires July 18, 1987

Notary Public

STATE OF TENNESSEE }

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM REV. Almon H. Hawkins

TO Larry Kim Stalvey

IDENTIFICATION REFERENCE

7-21-12

JAN 28 | 39 PM '86

FELIX N. WILSON, JR. REGISTER DAVIDSON COUNTY, TN

Return to:
LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

STATE OF TENNESSEE
COUNTY OF HAMILTON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MILDRED HAWKINS, the bargainor, 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 purposes therein contained.

Witness my hand and official seal at Chattanooga, Tennessee, this 17 day of January, 1986.

Nancy Moore
Notary Public

My Commission Expires: 2-19-86

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

[illegible]
[illegible]
[illegible]
[illegible]
[illegible]
[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7-2112

IDENTIFICATION REFERENCE

JAN 28 | 39 PM '86

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 214478