FILE BOX 45

BOOK 6786 PAGE 299

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $43,904.04

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January, 1986

Notary Public

MY COMMISSION EXPIRES: 9/9/89

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC LAW

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
Dale D. Darby	Mid-States Mortgage Corp.	MAP 83-03
(NAME)	(NAME)	
P. O. Box 24209	24901 Northwestern	PARCEL 325
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37202-4209	Southfield, MI 48075	15DA 38210
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, William R. Elmer and wife, Marjorie Ball Elmer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dale D. Darby, 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.

BEING Lot No. 1A of the Zone Lot Division of Lot No. 1, 2 and 3 of Campbell Acres, of record in Plat Book 6250, page 190, amending Plat Book 5800, page 279, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING part of the property conveyed to William R. Elmer and wife, Marjorie Ball Elmer , by deed from James William Reed, Jr. and wife, Carol C. Reed, record in Book 6235, page 981, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 3104, Page 44, Book 3530, page 204, Book 6199, page 445, Book 6248, page 887, and Book 6250, page 190, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by William R. Elmer and wife, Marjorie Ball Elmer, to Tim N. Taylor, Trustee, for Capitol Mortgage Corporation, dated October 31, 1984, and filed for record in Book 6419, Page 760, Register's Office for said County, with an unpaid principal amount of approximately $40,904.04, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

This is unimproved ( ) improved (XX) property, known as 1420 Campbell Circle, 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 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 hand s this 30th day of January, 1986

Marjorie Ball Elmer — William R. Elmer

Marjorie Ball Elmer — William R. Elmer

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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 William R. Elmer and wife, Marjorie Ball Elmer (or proved to me on the basis of satisfactory evidence) the bargainor s, with whom I am personally acquainted/and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, this 30th day of January 19 86

Commission expires 9/9/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared with whom I am personally acquainted/and who and (or proved to me on the basis of satisfactory evidence) 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

7.7216

IDENTIFICATION REFERENCE

FEB 20 1 44 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

William R. Elmer
Marjorie Ball Elmer

TO

Dale D. Darby

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 6786 PAGE 301

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
			439340.41- CAMT.	
	VB		439040.41 CAMT.	
			43904.00- CAMT.	
			114.14 COTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 120.64-	
6087	02/20/86		BAL .01	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.7.216

IDENTIFICATION REFERENCE

FEB 20 1 44 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 220590