This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM
HOWARD E. JONES, JR.

TO
ARLIEN F. WOODARD

For draftsman's use

This Instrument Was Prepared By

MORRIS LEVINE, Attorney-at-Law
1119 Stahlman Bldg., Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ARLIEN F. WOODARD (NAME)	Homestead Savings (NAME)	Map. 91-8
1012 40th Avenue, No. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 6008 (STREET ADDRESS)	Par. 118
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Millbrae, CA 94030 (CITY) (STATE) (ZIP)	11W-6100

(FOR REGISTER'S USE)

88536

IDENTIFICATION REFERENCE

APR 3 1 40 PM '86

FELIX Z. W. SCOTT REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 31,000.00 Arlien F. Woodard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF March, 1986

Notary Public

MY COMMISSION EXPIRES: 4-5-87

(AFFIX SEAL)

For and in Consideration of the sum of

--- Four Thousand, Five Hundred Sixty-Three & 76/100 --- DOLLARS

and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, Howard E. Jones, Jr.,

have bargained and sold, and by these presents do transfer and convey unto the said

ARLIEN F. WOODARD

her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 16 on the Map of Subdivision of Lots 25 and 26 of the County Lands, being part of Lot 42, Clifton Plan, as of record in Book 161, page 169, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Howard Jones, Jr. by deed from Mose A. Farmer and wife, Edwina Farmer, of record in Book 6546, page 779, Register's Office for Davidson County, Tennessee.

Daphyne M. Jones, being the wife of Howard Jones, Jr., joins in this conveyance for the purpose of conveying all of her right, title and interest in and to said real property to the herein named Grantee. The said Howard Jones, Jr. and Howard E. Jones, Jr., being one and the same person.

Grantee hereby assumes and agrees to pay the mortgage held by Homestead Savings of record in Book 6419, page 738, said Register's Office. The escrow account and insurance to be transferred to Grantee.

This conveyance subject to such easements, setback lines, and Restrictive Covenants of record in Register's Office for Davidson County, Tennessee.

9535 04/03 97.10- CHECK

BOOK 6820 PAGE 607
WD-2

This is (unimproved ( ) improved (X)) property, known as 1012 40th Avenue North, Nashville, TN 37209
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ARLIEN F. WOODARD, for her sole and separate estate, free from the claims of her present or any future husband she may have, her heirs and assigns, forever.

And I do covenant with the said Arlien F. Woodard, as aforesaid, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. except as appears of record.

And I, Howard E. Jones, Jr., do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Arlien F. Woodard, as aforesaid, her heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 25th day of March April, 1986

Howard E. Jones Jr.

Daphyne M. Jones

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 HOWARD E. JONES, JR., and wife, DAPHYNE M. JONES

the bargainors, 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 25th day of March April, 1986.

Notary Public

Commission Expires 4-5-87

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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 _____

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6820 PAGE 608

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

31000.00- CAMT.
80.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 87.10-
9535A04/03/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

86536

IDENTIFI REFERENCE

Apr 3 1 40 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 233705