This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
G 250057 FILE BOX #35

WARRANTY DEED

BOOK 6824 PAGE 507

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Melvin C. Oakley (NAME)	Allstate Enterprises Mortgage Corporation (NAME)	
636 Benton Avenue (STREET ADDRESS OR ROUTE NUMBER)	300 Knightsbridge Parkway, #500 (STREET ADDRESS)	MAP 105-10
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	Lincolnshire, Illinois 60069 (CITY) (STATE) (ZIP)	PARCEL 353

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- $10.00 ---------- *Dollars,*

Cash in hand paid by Melvin C. Oakley and wife, Virginia R. Oakley and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Jim Woolems, and, Alex Bonner, d/b/a B & W Investments, a partnership

have this day bargained and sold, and do hereby transfer and convey unto the said Melvin C. Oakley, and wife, Virginia R. Oakley

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Vine Hill, being John W. Morton's First Addition, as of record in Book 161, page 12, of the Register's Office for Davidson County, Tennessee.

Said Lot No. 12 fronts 50 feet on the northerly side of Benton Avenue and runs back between parallel lines, 160 feet to an alley.

Being the same property conveyed to Jim Woolems and Alex Bonner, d/b/a B & W Investments, a partnership, by deed from L. E. Turner of record in Book 6658, page 607, Register's Office of Davidson County, Tennessee.

89841

IDENTIFICATION REFERENCE

APR 9 8 47 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 42,900.00

Subscribed and sworn to before me this the 7th *day of* April, 19 86

My commission expires: 11.17.89 *(Affix Seal)*

Affiant Melvin C. Oakley

Notary Public Helen E. Watkins

This is improved ( ) unimproved ( ) property, known as 636 Benton Avenue, Nashville, Tennessee 37204
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 7th *day of* April, *19* 86, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jim Woolems

Alex Bonner

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* Jim Woolems and Alex Bonner, d/b/a B & W Investments, a partnership

the within named 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* 7th *day of* April, *19*86.

Notary Public

Commission expires 11-12-89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ Notary Public

Commission expires _____

WARRANTY DEED

FROM

Jim Woolems etal

TO

Melvin C. Oakley etux

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

42500.00- CAMT.
111.54 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 118.04-
1103A04/09/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

89841

IDENTIFICATION REFERENCE

APR 9 8 47 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 235234