This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
G 251010 FILE BOX #35

BOOK 6844 PAGE 117

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Bettie Winnett Hart (NAME)	Southeast Mortgage Company (NAME)	
1001 Carolyn Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 026058 (STREET ADDRESS)	MAP 72-9
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	Miami, Florida 33102 (CITY) (STATE) (ZIP)	PARCEL 404

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

cash in hand paid by Bettie Winnett Hart and Kenneth Ray Hart and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Bettie Winnett Hart and Kenneth Ray Hart have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $20,950.00 secured by deed of trust of record in Book 4958, page 617, Register's Office for Davidson, Tennessee.

Jesse A. Randolph, and wife, Pauline Randolph

have this day bargained and sold, and do hereby transfer and convey unto the said Bettie Winnett Hart, and, Kenneth Ray Hart

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

Land in Davidson County, Tennessee, being the westerly 55 feet of Lot No. 60 on the plan of Irvington, as of record in Book 843, page 60, Register's Office for said County.

Said part of Lot No. 60 fronts 55 feet on the northerly side of Carolyn Avenue and extends back between parallel lines, with the easterly margin of Martha Street, 175 feet to a dead line.

Being the same property conveyed to Jesse A. Randolph, by deed from Gwen VanDerworp, Trustee of record in Book 5549, page 146, Register's Office of Davidson County, Tennessee.

96531

IDENTIFICATION REFERENCE

MAY 1 8 40 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 34,600.00

Subscribed and sworn to before me this the 29th *day of* April *19* 86

Affiant Bettie Winnett Hart

My commission expires: 5-20-87 *(Affix Seal)*

Notary Public Judy A Dobbs

unimproved ( )
This is improved (XX) property, known as 1001 Carolyn Avenue, Nashville, Tennessee 37216
(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 29th *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.*

Jesse A. Randolph
Jesse A. Randolph

Pauline Randolph
Pauline Randolph

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Jesse A. Randolph, and wife, Pauline Randolph

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* 29th *day of* April, *19* 86.

Commission expires 5-20-87 — Judy A Dobbs — *Notary Public*

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

Jesse A. Randolph etux

TO

. Bettie Winnett Hart etal

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

34600.00- CAMT.
89.46 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 96.46-
B983A05/01A86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96531

IDENTIFICATION REFERENCE

May 1 8 40 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 242925