BOOK 6849 PAGE 296

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$45,000.00 Margaret Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April, 19 86

Notary Public

MY COMMISSION EXPIRES 9-19-87
(AFFIX SEAL)

File # 17976
Loan # 190349

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
VINCENT O. BEARD	Mortgage Corporation of the South	MAP 61-16
(NAME) 1213 McAlpine Avenue	(NAME) 2119 6th Avenue, North	PAR 05
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn 37206	(STREET ADDRESS) Birmingham, Alabama 35203	15 DZ 21635
(CITY) (STATE) (P.O ZIP)	(CITY) (STATE) (ZIP)	

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, HEIRS OF IRENE CHAPPELL Guy W. Chappell, Ellen Chappell Hodges and Louise Chappell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO VINCENT O. BEARD and HELEN M. MORRIS

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 Lot No. 1 Map of Chappell's Subdivision of Lots Nos. 21, 23, 25, 27, 29, 31, 33, 35, and 37, Monte Vista as of record in Book 1130, page 11, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to J. K. Chappell and wife, Irene Chappell by deed from Pauline B. Lord and husband W. E. Lord, of record in Book 871, Page 610, Register's Office for Davidson County, Tennessee. The said J. K. Chappell and wife, Irene CHappell having both since died, the said J. K. Chappell having predeceased Irene Chappell. All the heirs of Irene Chappell are executing this warranty deed to convey their interest in property.

Tract 2: The remaining portions of Lots 21 and 23 on the Map of Kennedy & Graves Plan of Monte Vista, described according to a survey of John Kohl as follows: beginning at the northwest corner of Lot 1, Chappell's Subdivision; thence in a northeasterly direction 196.6 ft. to a point; thence, in a southeasterly direction 201 ft. to a point; thence, in a southwesterly direction 192 ft. to a point; thence, in a northwesterly direction 55 ft. to the northeast corner of Lot 1; thence, following the rear line of Lot 1 in a northwesterly direction approximately 120 ft. to the point of beginning.

unimproved ( ) This is improved (X) property, known as 1213 McAlpine Avenue, Nashville, Tn 37206
(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 his hand this 15th day of April, 19 86

HEIRS OF IRENE CHAPPELL

X Guy W. Chappell
GUY W. CHAPPELL

X Ellen Chappell Hodges
ELLEN CHAPPELL HODGES

X Louise Chappell
LOUISE CHAPPELL

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, the undersigned BOOK 6849 PAGE 297, a Notary Public in and for said County and State, the within named GUY W. CHAPPELL, LOUISE CHAPPELL, and ELLEN CHAPPELL HODGES

the 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 15th day of April, 19 86

Commission Expires 10/19/86

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 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 _____

98179

WARRANTY DEED

FROM

IDENTIFICATION REFERENCE

HEIRS OF IRENE CHAPPELL

TO

VINCENT O. BEARD

HELEN M. MORRIS

MAY 6 11 28 AM '86

FELIX Z. WILSON CLERK & REGISTER
DAVIDSON COUNTY, TN

Saturn & Mazer, Attorneys
Row 1
Box 7

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

RECEIVED OF _____

FOR _____

BOOK 6849 PAGE 298

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

45000.00- CAMT.
117.00 CSTAX
.50 PRFE
6.00 WDEED
CHECK 123.50-
0956A05/06/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98179

IDENTIFICATION REFERENCE

MAY 6 11 20 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 244866