BOOK 6855 PAGE 800

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,000.00

Emily Waggoner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May 19 86

Notary Public

MY COMMISSION EXPIRES: 4-15-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
N. Eddie Montgomery, 215 Centerview Drive, Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Emily Waggoner (NAME)	Citizens and Southern Mortgage Company (NAME)	148-15-0
300 Hooper Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 656 (STREET ADDRESS)	251.00
Antioch, TN. 37013 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30085-0656 (CITY) (STATE) (ZIP)	05DU 43943

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, David N. Fakes and wife, Kathy B. Fakes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Emily Waggoner

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. 57 on the Plan of Apache Hills, Section 6, of record in Book 5200, page 173, as corrected in Book 5530, page 659, both in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accutate legal description.

Being the same property conveyed to David N. Fakes and wife Kathy B. Fakes by deed from W.L. Bainbridge, Inc. of record in Book 5570, Page 544, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 5449, page 535 said Register's Office.

This conveyance is subject to any and all existing easements of record.

00443

IDENTIFICATION REFERENCE

MAY 13 3 09 PM '86

FELIX A. ... DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved ( ) property, known as 300 Hooper Court, (House Number) (Street) Antioch, TN. 37013 (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 our hand s this 9th day of May, 19 86

~~David N. Fakes~~ David N. Fakes

~~Kathy B. Fakes~~ Kathy B. Fakes

STATE OF TENNESSEE
Davidson County
Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David N. Fakes and wife, Kathy B. Fakes

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 Brentwood, Tennessee, this 9th day of May, 19 86.

Commission expires 1-10-87

N. Eddie Montgomery
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM

David N. Fakes

Kathy B. Fakes

TO

Emily Waggoner

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
215 CENTERVIEW DRIVE, SUITE 160
BRENTWOOD, TN 37027

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
			44000.00- CA11.	
			114.40 MSTAX	
	VD		114.40- MSTAX	
			114.40 CSTAX	
			.50 PRFEE	
			6.00 WDED	
			CHECK	120.90-
			3617A05/13/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00443

IDENTIFICATION REFERENCE

MAY 13 3 09 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 247454