file 47

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
RUBY LYNN WINSETT	SECURITY PACIFIC MORTGAGE CORPORATION	23W 9565
(NAME)	(NAME) P. O. Box 2450	Map 83-5
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Denver, Colorado 80201	Par.400
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 6874 PAGE 54

For and in consideration of the sum of TEN AND 00/100 ---------- ($10.00) DOLLARS

cash in hand paid by the within named Grantee, RUBY LYNN WINSETT, and other good and valuable considerations, the receipt of which is hereby acknowledged,subject to a mortgage to Security Pacific Mortgage Corporation, dated December 20, 1978, filed December 27, 1978, in Book 5378, page 580, and re-recorded in Book 5383, page 526, and Book 5391, page 864, Register's Office for Davidson County, Tennessee, in the sum of $41,200.00, which sum the said Grantee expressly assumes and agrees to pay; and also hereby assumes and agrees to pay all the obligations of Joseph V. Purcell;

We, JOSEPH V. PURCELL AND WIFE, CELIA PURCELL,

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

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 8 in the Division of the Ordway property, which is of record in Book 57, page 88, Register's Office for said County, desribed as follows:

Beginning on the northerly margin of Stratton Avenue at a point 70 feet east of the northeast corner of Stratton Avenue and N. 14th Street; thence northerly and parallel with the easterly margin of N. 14th Street 177 feet; thence easterly parallel with Stratton Avenue 65 feet; thence southerly parallel with N. 14th Street 177 feet to the northerly margin of Stratton Avenue; thence with said Avenue westerly 65 feet to the beginning.

Being the same property conveyed to Joseph V. Purcella dn wfie, Celia Purcell, by deed from Hulon Douglas and wife, Rosa H. Douglas of record in Book 5370, page 578, Register's Office for Davidson County, Tennessee.

0623.6 IDENTIFICATION REFERENCE

JUN 2 2 27 PM '86 FELIX Z. WILSON JR. REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (xx) property, known as 1403 Stratton Avenue (House Number) (Street)
Nashville 37206 (P. O. Address) (City or Town) (Zip Code)

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.

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 15th day of May 19 86

Joseph V. Purcell
JOSEPH V. PURCELL

Celia Purcell
CELIA PURCELL

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 JOSEPH V. PURCELL AND WIFE, CELIA PURCELL

the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Madison, Tennessee, this 15th day of MAY, 19 86.

My commission expires 7-17-88 Notary Public Joyce B. Donahue

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $61,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Ruby Lynn Winsett

Sworn to and subscribed before me this 15th day of May, 19 86.

My commission expires 7-17-88. Notary Public Joyce B. Donahue

RETURN TO:	This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE MADISON, TN 37115
Name	Address

WARRANTY DEED

FROM JOSEPH V. PURCELL ETUX

TO RUBY LYNN WINSETT

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6874 PAGE 56

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

$1500. 0- CERT.
168.00 CERTAX
.50 RECFEE
6.00 MTGTAX
TOTAL 165.10-
06/02/86 .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0623.6

IDENTIFICATION REFERENCE

JUN 2 2 27 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 254084