Box 44

BOOK 6880 PAGE 80

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $156,958.84.

Regina Ranish
Affiant

Subscribed and sworn to before me, this 2 day of June, 1986.

Notary Public

My Commission expires: 7-18-87

This instrument prepared by:
GULLETT, SANFORD, ROBINSON & MARTIN
230 Fourth Avenue North
Nashville, Tennessee 37219

08205

IDENTIFICATION REFERENCE

JUN 6 4 14 PM '86

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

Address new owners as follows:	Send Tax Bills to:	Map-Parcel Numbers
Regina Ranish 928 Harriswood Drive Nashville, TN 37205	(No Change) FirstBank Mortgage Co. P. O. Box 6548 Springfield, IL 62790	115-00 12

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, together with the assumption of a Deed of Trust, of record in Book 6440, page 837, Register's Office for Davidson County, Tennessee, securing to Capitol Mortgage Corporation an indebtedness in the original principal amount of $77,850.00, We, **FLOYD TEAS AND WIFE, BARBARA TEAS,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **REGINA RANISH, UNMARRIED,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 2nd Civil District of Davidson County, Tennessee, being Lot No. 5 as shown on the Plan of Section One, West Meade Heights Subdivision, as of record in Book 6200, page 98, Register's Office for Davidson County, Tennessee, and more particularly described therein by survey of Ragan, Smith, Murphy and Associates, Inc., dated April 23, 1984, and adopted by reference thereto, and containing 2.004 acres, more or less, to which reference is hereby made for a more complete description.

Being the same property conveyed to Floyd Teas and wife, Barbara Teas, by deed from Milton E. Hornbuckle and wife, Henrietta Hornbuckle, of record in Book 6365, page 591, and re-recorded in Book 6379, page 737, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 1986 taxes, which have been prorated and assumed by Grantee .

2. Deed of Trust executed by Floyd Teas and wife, Barbara Teas, to Tim N. Taylor, Trustee, of record in Book 6440, page 837, said Register's Office.

3. Matters shown on the Plan of record in Book 6200, page 98, said Register's Office.

4. Maintenance Agreement for driveway, of record in Book 6355, page 962, said Register's Office.

This is improved property known as 928 Harriswood Drive, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever; and we do covenant with the said Grantee 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 Grantee, her 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 hands this 2nd day of June, 1986.

Floyd Teas

Barbara Teas

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 Floyd Teas and wife, Barbara Teas, the bargainors, 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 2nd day of June, 1986.

Notary Public

My Commission Expires: 7-18-87

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
			156958.04- CAMT.	
			408.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	414.70-
2733A06/06/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0820 5

IDENTIFICATION REFERENCE

Jun 6 4 14 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 256371