BOOK 6898 PAGE 116

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $33,151.23

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF June 1986

Notary Public

MY COMMISSION EXPIRES 5-13-90

THIS INSTRUMENT WAS PREPARED BY

RONALD H. BICE, JR. (NAME) 2817 West End Avenue, Nashville, TN 37203 (ADDRESS)

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TELEPHONE BROKERS, INC. (NAME)	FIRST INVESTMENT CO. (NAME)	61 - 15
413 WELCHOOD, SUITE 206 (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 749 (STREET ADDRESS)	10
NASHVILLE, TN 37211 (CITY) (STATE) (P.O. ZIP)	Columbus, Ohio 43216 (CITY) (STATE) (ZIP)	15D 3650

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~~ I, Daniel M. Payne, an unmarried man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Telephone Brokers, Inc., a Tennessee corporation,

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 the southerly 73 feet of Lot No. 56 on the Subdivision of Maplewood Home Tract, of record in Book 421, page 174, Register's Office for Davidson County, Tennessee, and further described as follows:

Said part of Lot No. 56 fronts 73 feet on the westerly side of Burrus Avenue and runs back between lines 225 feet to a line on the rear which measures 73 feet.

Being the same property conveyed to Daniel M. Payne by deed from J. L. Stockton, Jr. and wife, Ruby Stockton, of record in Book 6306, page 944, Register's Office for Davidson County, Tennessee.

1 4 3 5 0

IDENTIFICATION REFERENCE

JUN 25 3 52 PM '86

REGISTER'S OFFICE DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 3926 Burrus Avenue, Nashville, TN 37216 (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 my hand this 23rd day of June, 19 86

Daniel M. Payne

DANIEL M. PAYNE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, RONALD H. BICE, JR., a Notary Public in and for said County and State, the within named DANIEL M. PAYNE

the bargainor, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of June 19 86

Commission expires 5-13-80

Ronald H. Bice, Jr.
Notary Public

STATE OF TENNESSEE }

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
DANIEL M. PAYNE

TO
TELEPHONE BROKERS, INC.

Furnished by:
Lawyers Title
of Middle Tennessee, Inc.
One Eleven Union St.
Nashville, TN 37201
(615) 242-1708

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

RECEIVED OF _____

FOR _____

BOOK 6898 PAGE 118

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

3315.23- CASH
86.32 CSTAX
.50 PRFE
6.00 MOR
CHECK 92.82-
0078A06/25/86 3:NL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

14380

IDENTIFI. REFERENCE

JUN 25 3 52 PM '86

DAVIDSON COUNTY, TENN.

No. 263561