file box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Philip H. Mayes
795 Greeley Drive
Nashville, TN. 37205

MORTGAGEE:
National Mortgage Company

4041 Knight Arnold Road
Memphis, Tennessee 38118

MAP-PARCEL NUMBERS:
MAP 102-16
PARCEL 19
8DZ-53070

WARRANTY DEED

BOOK 6904 PAGE 6

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, Frances A. Stannard, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Philip H. Mayes and wife, Jean H. Mayes hereinafter called the Grantee, Grantee's 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. 234 on the plan of Hillwood Estates, Section 10, of record in Book 2331, pages 95 & 96, Register's Office for said County.

SAID Lot No. 234 fronts 150 feet on the westerly margin of Greeley Drive and extends back 326.1 feet on the northerly line and 346.91 feet on the southerly line to a dead line in the rear, measuring 157.4 feet thereon.

Being the same property conveyed to Richard M. Stannard and wife, Frances A. Stannard by deed from Zack R. Cheek and wife, Emelyn T. Cheek of record in Book 4759, page 621, Register's Office for Davidson County, Tennessee. The said Richard M. Stannard has since died.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

15959

IDENTIFICATION REFERENCE

JUN 30 4 21 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 795 Greeley Drive, Nashville, TN. 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, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 27th day of June, 19 86.

Frances A. Stannard

Frances A. Stannard

STATE OF TENNESSEE
COUNTY OF Davidson

On this 27th day of June, 19 86, before me personally appeared Frances A. Stannard, unmarried, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as her free act and deed.

My Commission Expires: 11-1-87

Notary Public

BOOK 6904 PAGE 7

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of 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 ___self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 153,000.00.

Philip N. Mayes
Affiant

Subscribed and sworn to before me, this the 27th day of June, 19 86.

My Commission Expires: 11-1-87

Christy Wilkins Ivey
Notary Public

WARRANTY DEED

from:

Frances A. Stannard, unmarried

to:

Philip H. Mayes and wife, Jean H. Mayes

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-25211

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

RECEIVED OF _____

FOR _____

BOOK 6904 PAGE 8

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

168000.00- CONST.
436.80 CSTAX
.50 PRFEE
6.00 WDED
CHECK 443.30-
1865A06/30/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 5 9 5 9 IDENTIFICATION REFERENCE

Jun 30 4 22 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 265307