6446

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson BOOK 6916 PAGE 404

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,000.00

Edward Neese
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 10-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS — 2019 RICHARD JONES ROAD, SUITE 204 — NASHVILLE, TN 37215

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward Neese	Mortgage Trust Company	
(NAME)	(NAME)	
935 Rodney Drive	2401 Hillsboro Road, Suite 100	115-1-7.00
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37205	Nashville, TN 37212	8DZ-61615
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Frank Stephens, II and wife, Evelyn G. Stephens

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward Neese and wife, Lisa Neese

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.

LAND in Davidson County, Tennessee, being Lot No. 45 on the Plan of Brook Meade Addition, Section 2, as of record in Book 2663, page 59, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Frank Stephens, II and wife, Evelyn G. Stephens by deed from Commerce Union Bank of record in Book 5830, page 905, Register's Office, Davidson County, Tennessee.

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

Frank Stephens, II executed this instrument on behalf of Evelyn G. Stephens pursuant to a Power of Attorney which is being placed of record currently herewith.

20159

IDENTIFICATION REFERENCE

JUL 14 3 33 PM '86

FELIX Z. WHITE, JR. REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 935 Rodney Drive, Nashville, TN. 37205
(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 our hand s this 9th day of July 19 86

Frank Stephens, II

Evelyn G. Stephens

By: By Frank Stephens II
Frank Stephens, II
Atty. in Fact

BOOK 6916 PAGE 405

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 Frank Stephens, II

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 Nashville, Tennessee, this 9th day of July, 1986

Commission expires 1-10-89

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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
Frank Stephens, II and wife, Evelyn G. Stephens

TO
Edward Neese and wife, Lisa Neese

RETURN TO:
STEVEN G. WATERS
Attorney at Law
2019 Richard Jones Road
Suite 204
Nashville, TN 37215

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 Frank Stephens, II, with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of Evelyn G. Stephens as her Attorney in Fact as the free act and deed of the within named Evelyn G. Stephens.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of July, 1986.

My Commission Expires: 1-10-89

Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6916 PAGE 466

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

BOOCC.*C- CAPT.
246.40 CSTAX
.50 [illegible]
6.00 MOE *
*CHECK 253.37-
6830AC7/14/86 CAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 270215

2011059

IDENTIFICATION REFERENCE

JUL 14 3 33 PM '86

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN