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

ADDRESS NEW OWNER:
Kip Paxton
6430 Thunderbird Drive
Nashville, TN. 37209

MORTGAGEE:
Citicorp Homeowners, Inc.

670 Mason Ridge Center Drive
St. Louis, Missouri 63141

MAP-PARCEL NUMBERS:
MAP 30-16
PARCEL 254
SDA-32963

WARRANTY DEED

BOOK 6918 PAGE 957

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, Robert F. Gray, Sr. and wife, Lila Frances Gray hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Kip Paxton, unmarried 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. 526 on the plan of Charlotte Park, Section 8, of record in Book 2900, pages 45 and 46, Register's Office for said County.

SAID Lot No. 526 fronts 74.0 feet on the northwesterly margin of Thunderbird Drive and extends back 154.7 feet on the northeasterly line and 155.6 feet on the southwesterly line to a dead line in the rear, measuring 62.0 feet thereon.

Being the same property conveyed to Robert F. Gray, Sr. and wife, Lila Frances Gray by deed from H. B. Sheets and G. H. Todd of record in Book 3406, page 311, Register's Office for Davidson County, Tennessee.

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

RECEIVED FOR RECORD
JUL 16 11 11 AM

This is (un)improved property, known as 6430 Thunderbird Drive, Nashville, TN. 37209.

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 15th day of July, 19 86

Lila Frances Gray
Lila Frances Gray

Robert F. Gray Sr.
Robert F. Gray, Sr.

STATE OF TENNESSEE
COUNTY OF Davidson

On this 15th day of July, 19 86, before me personally appeared Robert F. Gray, Sr. and wife, Lila Frances Gray, 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 their free act and deed.

My Commission Expires: 11-1-87

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6918 PAGE 95[illegible]

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___.

_____
Notary Public

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 68,900.00

_____
Affiant

Subscribed and sworn to before me, this the 15th day of July, 1986.

_____
Notary Public

My Commission Expires: 11-1-87

WARRANTY DEED

from:
Robert F. Gray, Sr. and wife, Lila Frances Gray

to:
Kip Paxton, unmarried

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

TN 25360

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

RECEIVED OF _____

FOR _____

BOOK 6918 PAGE 959

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
			68900.00- CONT.	
			192.92 CSTAX	
			.50 PRFEE	
			6.00 MORTG	
			CHECK	199.42-
7798A07/16/86 BAL				.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

20990

IDENTIFICATION REFERENCE

JUL 16 11 11 AM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 271163