BOOK 6945 PAGE 279

Bot 21

8-11-86

This instrument prepared by:
J. M. Grissim
Attorney at Law
323 Union Street
Nashville, TN 37201

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
H. Berney Ragan, III and J. Thomas Patterson, III 1125 Balbade Drive Nashville, TN 37215	SAME	144-07 #6

For and in consideration of the sum of Ten and NO/100 ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, JOSEPH L. MORRISSEY has bargained and sold and by these presents does transfer and convey unto the said H. Berney Ragan, III and J. THOMAS PATTERSON, III, the Grantees herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 9 on the Plan of Chickering Park, Section III, as of record in Book 2663, pages 90 and 91, Register's Office for said County.

Said Lot No. 9 fronts 175 feet on the westerly side of Balbade Drive, and runs back 473.2 feet on the southerly line and 480.6 feet on the northerly line, to a dead line in the rear, which is a broken line, on which it measures 245.4 feet.

Being the same property conveyed to Joseph L. Morrissey and wife, Betty Webb Morrissey (now deceased) by Deed from James T. Patterson, Jr. and wife, Mary Frances Patterson, of record in Book 3133, page 337, Register's Office for Davidson County, Tennessee.

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, his heirs and assigns, forever. And I do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as of record. And I do further covenant and bind myself, my heirs and assigns to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns against the lawful claims of all persons, whomsoever.

Pamela Davis Morrissey joins in this conveyance to convey whatever right, title and interest in the property she may hold, if any, as wife to the Grantor.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

In Witness whereof, we have set our hands on the 11th day of August, 1986.

Joseph L. Morrissey
JOSEPH L. MORRISSEY

Pamela Davis Morrissey
PAMELA DAVIS MORRISSEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared JOSEPH L. MORRISSEY and wife, PAMELA DAVIS MORRISSEY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainors and who upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, at Nashville, Tennessee, this 11 day of August, 1986.

Laura L. Chastain
NOTARY PUBLIC

My commission expires: 3-8-89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 165000. This is equal to or greater than the property would bring at a fair and voluntary sale.

J. Berry Kranz
AFFIANT

Sworn to and subscribed before me this
11 day of August, 1986.

Laura L. Chastain
NOTARY PUBLIC

My commission expires: 3-8-89

30169

IDENTIFICATION REFERENCE

AUG 11 9 37 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

165000.00- CONT.
462.00 CSTAX
.50 PRFE
6.00 WDED
CHECK 463.50-
8393A08/11/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30169

IDENTIFICATION REFERENCE

AUG 11 9 37 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 281507