See 47

LOAN #10207551

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
DAVID A. JAMES, ETUX (NAME)	BANCPLUS MORTGAGE CORPORATION (NAME)	6DA 33967
2818 HARTFORD DRIVE (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 47524 (STREET ADDRESS)	119-10-178
NASHVILLE, TN 37211 (CITY) (STATE) (ZIP CODE)	SAN ANTONIO, TX 78265-6016 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 6950 PAGE 525

For and in consideration of the sum of TEN & 00/100---------- ($10.00)---------- DOLLARS

cash in hand paid by the Grantees; and other good and valuable considerations, receipt of which is hereby acknowledged, including the agreement to assume the existing remaining balance due and owing to Dominion Bancshares Mortgage Corporation, secured by a Deed of Trust of record in Book 6045, page 406, Register's Office for Davidson County, Tennessee, to which instrument reference is hereby made for complete terms and conditions;

WE, WILLIAM C. RHODES and wife, ANN L. RHODES,

have bargained and sold, and by these presents do transfer and convey unto the said DAVID A. JAMES and wife, VERONICA S. JAMES

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. 5 on the Plan of HIDDEN ACRES SUBDIVISION, as of record in Book 1130, page 89, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to William C. Rhodes and wife, Ann L. Rhodes by deed from Elmer O'Neal Hayes, single, of record in Book 6045, page 403, Register's Office for Davidson County, Tennessee.

32093

IDENTIFICATION REFERENCE

AUG 15 9 46 AM '86

FILED & RECORDED IN REGISTER'S OFFICE DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 2818 Hartford Drive (House Number) (Street)
Nashville, TN 37211 (P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 30th day of July, 19 86.

Ann L Rhodes
ANN L. RHODES

William C Rhodes
WILLIAM C. RHODES

BOOK 6950 PAGE 526

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 William C. Rhodes and wife, Ann L. Rhodes

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 Madison, Tennessee, this 30th day of July, 1986.

My commission expires 3-11-90 Notary Public Doris Coley

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 48,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me
this 30th day of July, 1986.

My commission expires 3-11-90 Notary Public Doris Coley

RETURN TO: This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY 101 CUMBERLAND AVENUE MADISON, TN 37115
Name Address

WARRANTY DEED

FROM

WILLIAM C. RHODES, ETUX

TO

DAVID A. JAMES, ETUX

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865 4750

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6950 PAGE 527

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

ACCT .50 CASH
134.00 CHECK
.50 PRFEE
6.00 MISC
CHK # 142.50
CU 7AUG/15/86 ET

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3209

IDENTIFICATION REFERENCE

AUG 15 9 46 AM '86

FELIX Z. WILSON, II
DAVIDSON COUNTY TN

No. 283629