ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Ira Wayne & Shirley M. Settles (NAME)	SAME (NAME)	MAP 105-9
2420 VAULX LANE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 239
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	22W-10565

WARRANTY DEED BOOK 6963 PAGE 895

For and in consideration of the sum of THIRTEEN THOUSAND & FIVE HUNDRED ($13,500.00) ----------00/100 DOLLARS

CASH.

PATRICIA C. TANLEY

have bargained and sold, and by these presents do transfer and convey unto the said IRA WAYNE SETTLES and wife, SHIRLEY M. SETTLES

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 13 on the MAP OF W.S. CRIDDLE'S SUBDIVISION OF LOT NO. 1 OF THE W.L.B. LAWRENCE LANDS, of record in Book 57, Page 84, Register's Office for said County. Said Lot No. 13 fronts 50 feet on the north side of BATE Avenue, formerly Cleveland Avenue, and extends back between parallel lines 145 feet to the south margin of an alley.

Being the same property conveyed to PATRICIA C. TANLEY by Substitute Trustee's Quitclaim Deed by PATRICIA C. TANLEY, Substitute Trustee, as of record in Book 6945, Page 551, Register's Office for Davidson County, Tennessee.

GRANTOR herein, does not warrant this conveyance against the STATUTORY RIGHT OF REDEMPTION by any previous owner of said property.

3680 3

IDENTIFICATION REFERENCE

Aug 29 1 11 PM '86

FELIX W. ELSON II REGISTER DAVIDSON COUNTY, TN

RUSH

unimproved ( )
This is improved (X) property, known as 1008 BATE AVENUE (House Number) (Street)
NASHVILLE, TENNESSEE (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 unless otherwise set out.

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 28th day of AUGUST, 19 86.

Patricia C. Tanley

L.C. Tanley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6963 PAGE 896

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PATRICIA C. TANLEY and husband, L.C. TANLEY

the bargainor S, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, TN, this 28th day of AUGUST, 1986.

My commission expires 1/21/90 Notary Public Monica D. Edwards

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, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and , executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as and attesting the same by the said as .

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 $ 13,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

George H. Thompson, III

Sworn to and subscribed before me
this 28th day of AUGUST, 19 86.

My commission expires 1/21/90 Notary Public Monica D. Edwards

This instrument was prepared by:

George H. Thompson, III, Attorney at Law; 734 Stahlman Building; Nashville, TN 37201

Name Address

WARRANTY DEED

FROM PATRICIA C. TANLEY

TO IRA WAYNE SETTLES and wife, SHIRLEY M. SETTLES

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6963 PAGE 897

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

13500.00- CAMT.
37.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 44.30-
6028A08/29/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

36803

IDENTIFICATION REFERENCE

Aug 29 1 21 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 288969