FILED Book 69

FORM No. WD-1

STATE OF TENNESSEE BOOK 6976 PAGE 567
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF September, 19 86

Notary Public

MY COMMISSION EXPIRES: 10-89

(AFFIX SEAL)

STATE

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
Richard S. Wells (NAME)	Mortgage Trust Company (NAME)	
1030 Woodvale Drive (STREET ADDRESS OR ROUTE NUMBER)	2401 Hillsboro Road, Suite 100 (STREET ADDRESS)	131-4-136
Nashville, Tn. 37215 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37212 (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, Frances Irene Acuff, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard S. Wells and Amy C. Wells /WIFE

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. 14 of Block 16 on the Plan of College Park as of record in Plat Book 843, page 29, Register's Office for said County.

SAID Lot No. 14 fronts 60 feet on the northerly side of Woodvale Drive and runs back 150 feet on the easterly line and 151.6 feet on the westerly line to a dead line measuring 60 feet thereon.

Being the same property conveyed to Frances Irene Acuff by deed from Kenneth Clark Donahey and wife, Charlotte Ayers Donahey of record in Book 6282, page 290, Register's Office, Davidson County, Tennessee.

Subject to a 10 foot sewer and/or storm drainage easement and a 10 foot temporary construction easement as of record in Book 3924, Page 497, said Register's Office.

41232

IDENTIFICATION REFERENCE

SEP 11 1 46 PM '86

FILED & RECORDED
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 1030 Woodvale Drive, Nashville, Tn. 37215
(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 my hand this 8th day of September, 19 86

Frances Irene Acuff

Frances Irene Acuff

9.0 CHECK 1-22/11 328-50-

BOOK 6976 PAGE 568

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 Frances Irene Acuff, unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 8th day of September 19 86

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 (their several oaths) acknowledged (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

Frances Irene Acuff, unmarried

TO

Richard S. Wells and wife, Amy C. Wells

RETURN TO:

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

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

RECEIVED OF _____

FOR _____

BOOK 6976 PAGE 569

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
			150000.00= CAMT.	
			SEC .00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	328.50-
09/09/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

41232

IDENTIF. REFERENCE

SEP 11 1 46 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 293830