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FILE BOX 3

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Candice Sawyers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF September, 19 86

Judy Farrell
Notary Public

MY COMMISSION EXPIRES: 10/7/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME		ADDRESS
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Candice E. Sawyers	Southwest Mortgage & Financial	MAP 108-3
(NAME)	(NAME)	
118 B Patio Drive	1515 Cap. of TX Hwy. S., Ste 103	PARCEL 155
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37214	Austin, Texas 78746	3D-91407
(CITY) (STATE) (P.O. ZIP)	(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, Jeffrey E. Kimbro and wife, Shelia Kimbro and Steven Wayne Presley and wife, Teresa Presley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Candice E. Sawyers, unmarried

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.

Being Lot No. 118B, Zone Lot Division of Patio Villa, Section 6, of record in Plat Book 6250, pages 570 and 571, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.
Being part of the same property conveyed to Jeffrey E. Kimbro and Steven Wayne Presley by deed of record in Book 6679, page 1, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 6555, page 576 and Plat Book 6250, page 571 Register's Office for said County.

Shelia K. Kimbro and Shelia Kimbro being one and the same.

Teresa L. Presley and Teresa Presley being one and the same.

4 2 1 8 9

IDENTIFICATION REFERENCE

SEP 16 8 18 AM 86

FELIX A. ENGLISH, REGISTER
DAVIDSON COUNTY, TN.

This is improved (XX) unimproved ( ) property, known as 118 B Patio Drive, Nashville, TN. 37214
(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 our hand s this 15th day of September, 19 86

Jeffrey E. Kimbro
Jeffrey E. Kimbro

Shelia K. Kimbro
By Jeffrey E. Kimbro
Her attorney in Fact

Steven Wayne Presley
Steven Wayne Presley

Teresa L. Presley
By Steven Wayne Presley
Her attorney in fact

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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 Jeffrey E. Kimbro and Steven Wayne Presley

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 Nashville, Tennessee, this 15th day of September, 19 86

Commission expires 7-18-87

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 15th day of September, 19 86, before me personally appeared Steven Wayne Presley, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Teresa Presley, and who acknowledged that he executed the same as the free act and deed of the said Teresa Presley, by virture of that Power of Attorney, duly executed by the said Teresa Presley and appearing of record in Book 6888, page 368, respectively, of the Register's Office for Davidson County, Tennessee

Witness my hand and official seal at Nashville, this 15th day of September, 1986.

My commission expires: 7-18-87

Notary Public

WARRANTY DEED

FROM
Jeffrey E. Kimbro and Steven Wayne Presley

TO
~~Candice E. Sawyers, unmarried~~

RETURN TO:
SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY-AT-LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

STATE OF
COUNTY OF

On this the 15th day of September, 1986, before me personally appeared Jeffrey E. Kimbro, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Shelia Kimbro, and who acknowledged that he executed the same as the free act and deed of the said Shelia Kimbro, by virture of that Power of Attorney, duly executed by the said Shelia Kimbro and appearing of record in Book 6888, page 369, respectively, of the Register's Office for Davidson County, Tennessee

Witness my hand and official seal at Nashville, this 15th day of September, 1986.

My commission expires: 7-18-87

Notary Public

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
			56000.CO-	CAMT.
			156.80	CSTAX.
			.50	PRFEE.
			6.00	WDEED
			CHECK	163.30-
			2162A09/16/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42159

IDENTIFICATION REFERENCE

Sep 16 8 18 AM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 294968