BOOK 6981 PAGE 471 FILE IN BOX #4

FORM NO. WD-1

#86-9-7

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $152,000.00

Candy C. Ames
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September 1986.

Notary Public

MY COMMISSION EXPIRES: February 19, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTYS., Suite 500, One Church Street Bldg., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard P. Ames (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	MAP 104-6
3307 Orleans Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	PARCEL 153
Nashville, Tennessee 37203 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	26W-06570

FOR AND IN 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~~ I John P. Carnes, Jr.

HEREINAFTER CALLED ~~THE~~ GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard P. Ames and Candy Carol Ames, his 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, being Lot No. 122 on the Plan of Bransford Realty Co.'s West End Height Subdivision, of record in Book 332, Page 124, Register's Office for Davidson County, Tennessee.

Said Lot No. 122 fronts 60 feet on the southeasterly margin of Orleans Avenue and extends back 160 feet on the northeasterly line and 160 feet, more or less on the southwesterly line (the plan having erroneously shown 165 feet) to Love Circle in the rear, on which it measures 60 feet (the plan having erroneously shown 70 feet).

Being the same property conveyed to John P. Carnes, Jr., by Deed from Jean Ann Webb, of record in Book 5508, Page 162, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

Cynthia C. Carnes, wife of the above named John P. Carnes, Jr., joins in this conveyance for the purpose of releasing any and all rights she may have inand to the above described property, especially her marital rights.

10-CHECK

This is unimproved ( ) improved (XX) property, known as 3307 Orleans Avenue, Nashville, Tennessee 37203
(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 their hand this 16th day of September, 1986

John P. Carnes, Jr.

Cynthia C. Carnes

3045 09/17/86

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John P. Carnes, Jr., and wife, Cynthia C. Carnes,

the bargainors, 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, Tennessee, this 16th day of September, 1986.

Notary Public

Commission Expires February 19, 1988

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
John P. Carnes, Jr.

TO
Richard P. Ames and wife, Candy
Carol Ames

43029

IDENTIFICATION REFERENCE

SEP 17 12 22 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201

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

152000.00- CAMT.
425.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 432.10-
3045A09/17/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

430029

IDENTIFICATION REFERENCE

SEP 17 12 23 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 295837