This instrument was prepared by:
James F. Joines
3417 McGavock Pike
Nashville, Tn.37217

BOOK 6988 PAGE 320

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. J. F. Joines, et ux		83-9
(NAME:) 3417 McGavock Pike	(NAME) Same	Par. 237
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37217	(STREET ADDRESS)	18W-3105
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ($10.00)
Ten and No/100---------- *Dollars,*
Cash in hand paid by James F. Joines and wife, Rose Marie Joines, and other good and valuable considerations, the receipt of which is hereby acknowledged;

We, James Paul Rankhorn and wife, Geneva Sue Rankhorn
have this day bargained and sold, and do hereby transfer and convey unto the said James F. Joines and wife,
Rose Marie Joines
their *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 16 and the easterly 5 feet of Lot No. 15 on the Plan of East Edgefield Addition, as of record in Book 21, page 147, in the Register's Office for Davidson County.

Said Lot No. 16 and the easterly 5 feet of Lot No. 15 front together 55 feet on the northerly side of Holly Street, formerly Elm Street, and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to James Paul Rankhorn and wife, Geneva Sue Rankhorn by deed from James F. Joines and wife, Rose Marie Joines as of record in Book _____, Page _____, Register's Office for Davidson County, Tennessee.

45597

IDENTIFICATION REFERENCE

SEP 24 9 07 AM '86

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

$30.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 18th day of September 19 86

Affiant

My commission expires: 4/17/88 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1103 Holly Street, Nashville, Tn. 37206
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
James F. Joines and wife, Rose Marie Joines
their *(successors),*
heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* James F. Joines and wife, Rose Marie Joines
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 18th *day of* September, 19 86, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

(X) James Paul Rankhorn

(X) Geneva Sue Rankhorn

BOOK 6988 PAGE 827

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, M. L. Stewart, *a Notary Public in and for said County and State,* James Paul Rankhorn and wife, Geneva Sue Rankhorn

the within named bargainors, 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* 18th *day of* September, *19* 86

M. L. Stewart
Notary Public

Commission expires 1-18-87

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* .....*he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....
Notary Public

Commission expires .....

WARRANTY DEED

FROM

James Paul Rankorn, et ux

TO

James F. Joines, et ux

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

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

RECEIVED OF _____

FOR _____

BOOK 6988 PAGE 828

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

30000.00- CAMT.
64.00 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 90.60-
5984A09/24/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45597

IDENTIFICATION REFERENCE

SEP 24 9 07 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 298658