BOOK 6996 PAGE 532 file 7 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$58,500.00 Anita Bradley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF September 1986

Notary Public

MY COMMISSION EXPIRES: 4-19-87
(AFFIX SEAL)

File # 19797
Loan # 14643

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SONYA SHAW PATTERSON (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 58-11
524 Phipps Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	PAR 76
Nashville, TN 37207 (CITY) (STATE) (P.O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	13DA-56336

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, WILLIAM A. THOMAS and wife Gayla Thomas

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SONYA SHAW PATTERSON and husband LESLIE PATTERSON, JR.

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. 127A, Zone Lot Royal Hills, Section One, as of record in Book 6250, page 930, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING part of the same property conveyed to William A. Thomas by deed from Joseph F. Bond and wife, Elaine Bond, of record in Book 6778, page 493, Register's Office for Davidson County, Tennessee.

Gayla Thomas, wife of William A. Thomas joins in this conveyance for the purpose of conveying her marital rights in such property.

48308

IDENTIFICATION REFERENCE

Oct 1 2 52 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved (X) improved ( ) property, known as 524 Phipps Drive, Nashville, TN 37207
(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 s this 24th day of September, 1986

WILLIAM A. THOMAS

Gayla Thomas

90 12/31 17:23 CLERK

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 WILLIAM A. THOMAS and wife Gayla Thomas

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 24th day of September, 19 85

Commission Expires 4-15-87

Notary Public

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

WILLIAM FROM THOMAS

SONYA SHAW PATTERSON

LESLIE PATTERSON, JR.

Saturn & Mazer, Attorneys
Row 1
Box 7

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

5850[illegible].00 CAPIT.
163.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 170.30-
901[illegible]10/01/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4830.8.

IDENTIFICATION REFERENCE

Oct 1 2 52 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 301667