WARRANTY DEED

Prepared by: WILLIAM P. JONES, KELLY & JONES BOOK 6999 PAGE 751

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
RANDY BLACKWELL	BANCPLUS MORTGAGE CORP.	83-9
(NAME)	(NAME)	Par 325 1/2
305 Roscoe Avenue	P. O. Box 47524	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, TN37072	San Antonio, TX 78265-6020	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, LEE WATSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RANDY BLACKWELL

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. 96 in the Subdivision of the A.V.S. Lindsley 29 acre tract, as of record in Book 57, Page 66, Register's Office for Davidson County, Tennessee.

SAID Lot fronts 50 feet on the north side of Gartland Avenue and runs back between parallel lines 150 feet to a 14 foot alley.

BEING the same property conveyed to grantor by deed of record in Book 6953, Page 888, Register's Office for Davidson County, Tennessee.

AS FURTHER CONSIDERATION for this conveyance, grantee has assumed and agrees to pay the remaining unpaid balance of a certain note which is secured by a deed of trust of record in Book 6095, Page 87, Register's Office for Davidson County, Tennessee, reference to which said instrument is here made for a more particular description of said note and the terms and conditions of said deed of trust, the obligations of which are assumed by grantee, RANDY BLACKWELL.

49334

IDENTIFICATION REFERENCE

Oct 3 1 56 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1415 Gartland Avenue, Nashville, Tennessee 37206
(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 convenant 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, except as of record and we do further convenant 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.

Mail

Prepared by:
WILLIAM P. JONES
KELLY & JONES
ATTORNEYS AT LAW
HENDERSONVILLE,
TENNESSEE

Witness my hand this 1st day of October, 19 86

Lee Watson
LEE WATSON

STATE OF TENNESSEE
Sumner County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LEE WATSON

the bargainor, , with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 1st day of October 19 86

Commission expires 8/13/88

Carolyn S. Crisler
Notary Public

STATE OF TENNESSEE
County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the

and respectively of the

the within named bargainor, a corporation, and that (he / they) as such

and , being authorized so to do, executed 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

STATE OF TENNESSEE
County of Sumner

FORM 11-77

The actual consideration or value, whichever is greater, for this transfer is $39,500.00.

Randall T. Blackwell
Affiant

Subscribed and sworn to before me, this the 1st day of October 19 86

Carolyn S. Crisler
Notary Public

My commission expires 8/13/88

(AFFIX SEAL)

WARRANTY DEED

FROM
LEE WATSON

TO
RANDY BLACKWELL

Prepared by:
WILLIAM P. JONES, KELLY & JONES
629 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
(615) 824-3703

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

39500.00- CAMT.
110.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 117.10-
0174A10/03/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

49334

IDENTIFICATION REFERENCE

OCT 3 1 56 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 302797