Prepared by:
Mrs C A Jones
1201 Rosebank Ave.
Nashville, Tenn. 37206

Please do not publish

Map 84-1
Par 120 Is

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Carney A. Jones and wife, Lorene S. Jones, have bargained and sold, and by these presents, do hereby sell, transfer and convey, subject to our joint life estate hereby retained, to Joyce Ann Jones, her heirs and assigns forever, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BOOK 7013 PAGE 792

Being Lot No. 5 on the Plan of Rose Estates, Section 1, as of record in Book 3600, page 37, Register's Office for Davidson County, Tennessee.

Beginning at a point in the easterly margin of Rosebank Avenue at the corner of Lots. 4 and 5; thence with the line between said lots, easterly 99.47 feet to a corner of Lot No. 6; thence with the line between Lots Nos. 5 and 6 southwardly 81.35 feet to the northerly margin of Rose Park Drive; thence with the margin of the same westwardly 105 feet to the beginning of a curve; thence around said curve northwestwardly 39.27 feet to the margin of Rosebank Avenue; thence with the margin of the same northwardly 70 feet to the point of beginning.

Being the same property conveyed to Carney A. Jones and wife, Lorene S. Jones, by deed from Lannie L. Boswell and wife, Doris L. Boswell, of record in Book 4279, page 395, in the Register's Office for Davidson County, Tennessee.

The said Joyce Ann Jones herein expressly assumes the principal balance of deed of trust of Record in Book 3829, page 951, Register's Office for Davidson County, Tennessee, payable to Murphree Mortgage Company, now payable to The Lomas and Nettleton Company,

This property is known as 1201 Rosebank Avenue, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD the said tract or parcel of land unto the said Joyce Ann Jones, her heirs and assigns forever, subject to the life estate herein retained.

WE COVENANT with the said Joyce Ann Jones that we are lawfully seized and possessed of the real estate above described and conveyed, that we have a good and perfect right

Name of New Owner
Joyce Ann Jones
1201 Rosebank Ave
Nashville, Tn 37206

Send Tax Bills To
Lomas & Nettleton
Mortgage Co.

mail 7/22

2763

to sell and convey the same, and that the same is free, clear, and unencumbered, save and except for the mortgage hereinabove described.

WE DO FURTHER COVENANT and bind ourselves, our heirs and personal representatives to warrant and forever defend the title to said real estate above described and conveyed, unto her, the said Joyce Ann Jones, and to her heirs and assigns against the lawful claims and demands of all persons whomsoever.

IT IS EXPRESSLY UNDERSTOOD that said Carney A. Jones and wife, Lorene S. Jones, shall retain possession of the house and lot and collect all rents therefrom for and during the period of their natural lives and the life of the survivor.

WITNESS our hands this the 3rd day of October, 1986

Carney A. Jones

Lorene S. Jones

STATE OF TENNESSEE

DAVIDSON COUNTY

Personally appeared before me, BETTY J. DEAKINS, a Notary Public in and for said County and State, the within named Carney A. Jones and wife, Lorene S. Jones, the 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 the 3rd day of Oct, 1986.

Betty J. Deakins
Notary Public

My commission expires 18 day of July, 1987.

54395

IDENTIFICATION REFERENCE

Oct 20 10 38 AM '86

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 47,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 20 DAY OF October 1986

Deputy Register

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

RECEIVED OF _____

FOR _____

BOOK 7613 PAGE 794

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

543365

CENTRE REFERENCE

Oct 20 10 38 AM '86

No. 02174