THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

File

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Sam H. Jones 2400 Ravine Drive Nashville, TN 37217	City Federal Savings Bank 1141 East Jersey Street Elizabeth, NJ 07201	MAP 135-16 PARCEL 27C 2D-53598

WARRANTY DEED BOOK 7018 PAGE 783

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Neil T. Armstrong and wife, Ghislaine M. A. Armstrong hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Sam H. Jones and Laura B. Elliott, both unmarried hereinafter called the Grantee, Grantee's 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. 43 on the plan of Nashboro Village, Tracts 8, 9 & 10, of record in Book 186, 187, 188 & 189, and amended in Book 6680, page 902, both in Register's Office for said County.

SAID Lot No. 43 fronts 57.75 feet on the northerly margin of Ravine Drive and extends back 94.14 feet on the southeasterly line and 114.67 feet on the westerly line to a broken line in the rear, measuring 217.29 feet thereon.

Being the same property conveyed to Neil T. Armstrong by deed from John Whitehead, a sole proprietorship and wife, Hariette Whitehead of record in Book 6687, page 214, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 4827, page 14, Book 5465, page 561, Book 5588, page 429, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (un)improved property, known as 2400 Ravine Drive, Nashville, TN 37217.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 23rd day of October, 19 86

Ghislaine M. A. Armstrong
Ghislaine M. A. Armstrong

Neil T. Armstrong
Neil T. Armstrong

STATE OF TENNESSEE
COUNTY OF Davidson

On this 23rd day of October, 19 86, before me personally appeared Neil T. Armstrong and wife, Ghislaine M. A. Armstrong, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE STATE OF IL

My Commission Expires: 11-1-87

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7018 PAGE 784

Before me, the undersigned, of 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $139,500.00.

Sam H. Jones
Affiant

Subscribed and sworn to before me, this the 23rd day of October, 1986.

My Commission Expires: 11-1-87

Christy Wilkins Ivey
Notary Public

NOTARY PUBLIC AT LARGE

WARRANTY DEED

from:
Neil T. Armstrong and wife,
Ghislaine M. A. Armstrong

to:
Sam H. Jones and Laura B. Elliott,
both unmarried

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Oct 24 12 11 PM '86

IDENTIFICATION REFERENCE

5907.0

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

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

RECEIVED OF _____

FOR _____

BOOK 7018 PAGE 785

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
			139500.00 CAPT.	
			390.60 CSTAX	
			.50 PRFE	
			6.00 WDE D	
			CHECK	397.10
			7907A1C/24/86 3A.	.01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56070

IDENTIFT REFERENCE

OCT 24 12 11 PM '86

FELIX Z. WILSON,JT REGISTER
DAVIDSON COUNTY, TN

No. 04065