BOOK 7030 PAGE 693

FROM: CHARLES R. MASSEY
(Single)

TO: JEFFREY F. WOMACK
ETUX SHARON L.
WOMACK

THIS INSTRUMENT PREPARED BY:
M. T. TAYLOR, JR.
Attorney at Law
339 Main Street, Suite 100
Franklin, Tn 37064

Address New Owners:	Send Tax Bills To:	Map/Parcel Number:
2501 Stinson Road	SAME	84-16-68
Nashville, TN 37214		3D2-67900

WARRANTY DEED

FOR AND IN CONSIDERATION Of One ($1.00) Dollar, cash in hand paid, the receipt of which is hereby acknowledged, and other valuable consideration, I, CHARLES R. MASSEY(single), Hereinafter Grantor, have this day bargained and sold and do hereby transfer and convey unto JEFFREY F. WOMACK ETUX SHARON L. WOMACK, Hereinafter Grantees, their heirs and assigns, the following described tract or parcel of land lying located and being in the _____ Civil District of Davidson County, Tennessee, and more particularly described as follows:

Being Lot No. 37 on the Map of Hargis Heights of record in Plat Book 974, Page 82, RODC, TN, to which reference is made for a more complete description.

Being the same tract or parcel conveyed to Charles R. Massey etux Deborah K. Massey by deed from Robert T. McNaron etux Martha E. McNaron of record in Book 5640, Page 758, RODC, TN; and quitclaimed to Charles R. Massey by Deborah K. Massey of record in Deed Book 6570, Page 640, RODC, TN.

TO HAVE AND TO HOLD the said lands with the improvements and appurtenances thereunto belonging to the said Grantees, their heirs and assigns, forever.

AND I COVENANT with the said Grantees, that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that it is unencumbered except as follows:

1. Taxes for the year 1986, are a lien against the property, and are now due and payable.Said taxes have been prorated between the parties, with Grantees paying their pro rata part of said taxes to Grantor, who will be responsible for payment of taxes at closing.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said property to the said Grantees, their heirs and assigns, against the

BOOK 7030 PAGE 691

lawful claims of all persons whomsoever.

WITNESS my hand on this 31 day of October, 1986.

Charles R. Massey
CHARLES R. MASSEY (single)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Thomas N. Jones, a Notary Public in and for said County and State, CHARLES R. MASSEY (single), the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tn. on this the 31st day of October, 1986.

Thomas N. Jones
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

6/1/87

STATE OF TENNESSEE, WILLIAMSON COUNTY

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $62,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale. Affiant Jeffrey T. Womack

Subscribed and sworn to before me this the ____ Day of October 19 86

Thomas N. Jones
Notary Public

My Commission Expires: 6/1/87

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

59959

IDENTIFICATION REFERENCE

Nov 4 2 33 PM '86

FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7030 PAGE 695

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

62500.00- CAMT.
175.00 CGTAX
.50 PRFEE
6.00 WDEED
CHECK 181.50-
2274A11/04/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 9 9 9

IDENTIF. REFERENCE

Nov 4 2 33 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 08344