BOOK 7031 PAGE 65 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.

J.V. Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF Nov. 19 86

Margaret P. Grisham
Notary Public

MY COMMISSION EXPIRES: 5-13-1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FRANK M. NEWMAN, ATTY., DONELSON, TENNESSEE 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M/M Don D. Clayton (NAME)	Same (NAME)	Map 120-2
2717 Windemere Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 72
Nashville, TN. 37214 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	2DA 57720

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, John Virgil Brown and Gary Joseph Brown, Co-Executors of the Estate of Lera R. Lovell, with full power of sale

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Don D. Clayton and wife, Betty R. Clayton

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:

BEING Lot No. 12 on the Map of Stardust Acres as of record in Book 1424, page 92, in the Register's Office for said County.

SAID Lot No. 12 fronts 60 feet on the southerly side of Vultee Boulevard and runs back between parallel lines, 170 feet to a dead line.

BEING the same property conveyed to C. A. Lovell (deceased) and wife, Lera R. Lovell (deceased) by deed from James M. Witty and wife, Elizabeth T. Witty as of record in Book 2959, page 259, in the Register's Office for Davidson County, Tennessee and passing by the Will of the said Lera R. Lovell to the grantors herein, said Will of record in Will Book 150, page 573 in the office of the Probate Clerk of Davidson County, Tennessee.

60100

IDENTIFICATION REFERENCE

Nov 5 9 05 AM '86

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 1301 Vultee Blvd. Nashville, Tennessee
(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 our hands this 4th day of November, 19 86

John Virgil Brown

Gary Joseph Brown

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Virgil Brown and Gary Joseph Brown

the bargainor S, 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 4th day of November, 19 86

Commission expires 5-13-1990

Notary Public

STATE OF TENNESSEE
Davidson 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

WARRANTY DEED

FROM

JOHN VIRGILL BROWN AND

GARY JOSEPH BROWN

TO

DON D. CLAYTON et ux

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 7031 PAGE 67

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

450[illegible].00- CAPIT.
126.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 132.50-.
2434A11/05/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60100

IDENTIFICATION REFERENCE

Nov 5 9 05 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 08496