BOOK 7036 PAGE 29

File Box 24

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF November, 19 86

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: (Mortgagee)	MAP-PARCEL NUMBERS
Joseph Morris (NAME)	BarclaysAmerican/Mortgage Corporation (NAME)	MAP 162-7
92 Benzing Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 31728 (STREET ADDRESS)	PAR. 5
Antioch, TN. 37013 (CITY) (STATE) (P O ZIP)	Charlotte, N.C. 28231 (CITY) (STATE) (ZIP)	05DU 33654

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, Garden View Properties, a partnership composed of Frank Oster and Wayne Williams.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph Morris, unmarried

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. 80 on the Plan of Antioch Pike, Section 1, of record in Book 3600, Page 96, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Garden View Properties, a partnership composed of Frank Oster and Wayne Williams by deed from R. K. Kelley of record in Book 7036, Page 26, Register's Office, Davidson County, Tennessee. The said Wayne Williams having since died.

This conveyance is subject to restrictions of record in Book 3861, Page 744, said Register's Office.

This conveyance is subject to public utility & drainage easement, public utility easement, drainage easement and building setback line of record in Book 3600, Page 96, said Register's Office.

This conveyance is subject to any and all existing easements of record.

Wayne Williams and Thomas Wayne Williams are one in the same person.

RECEIVED FOR REGISTRATION DAVIDSON COUNTY, TENN.
Nov 10 12 13 PM '86
IDENTIFICATION REFERENCE
6 1 8 0 3

unimproved ( ) This is improved (X) property, known as 92 Benzing Road, Antioch, Tn. 37013
(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 my hand this 6th day of November, 19 86

Garden View Properties

By: Frank Oster

Garden View Properties

By: Charles A. Leach, Administrator C.T.A for the estate of Thomas Wayne Williams

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles A. Leach

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 Nashville, Tennessee, this 6th day of November 19 86

Commission expires 5/13/89

Patricia E. Clark
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
Garden View Properties
a partnership composed of
Frank Oster and Wayne Williams

TO
Joseph Morris

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Frank Oster, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Partner of Garden View Properties, a Partnership of the maker, as is authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 6th day of November, 1986.

Patricia E. Clark
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/13/89

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

69000.00- CAMT.
193.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 199.70-
4316A 11/10/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61803

IDENTIFICATION REFERENCE

Nov 10 12 13 PM '86

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No.10337