BOOK 7045 PAGE 181

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

× Frances H. Thomas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF November, 19 86

Notary Public

MY COMMISSION EXPIRES: 7/18/87
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MARK H. ANDERSON; 2500 Hillsboro Road; Nashville, Tennessee - 37212
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Frances H. Thomas (NAME) | same (NAME) | 131-71 |
| 3763 Couchville Pike (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 4D-22080 |
| Nashville, TN (CITY) (STATE) (P.O. ZIP) | (CITY) (STATE) (ZIP) | |

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, Raymond Kelton and wife, Jimmie Kelton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frances H. Thomas

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:

Land in the Fourth Civil District of Davidson County, Tennessee, formerly the First Civil District of Rutherford County, Tennessee, and described according to an unrecorded survey made by J. R. Wauford & Company, Engineers, on March 14, 1959, as follows: To Wit:

Beginning at an iron pin in Couchville Pike; thence south 3 degrees 00' west 1023.5 feet to an iron pin; thence south 86 degrees 30' west 172 feet to a post adjoining a private road; thence north 3 degrees 00' east 1010.5 feet along the margin of the private road to an iron pin in the margin of Couchville Pike; thence north 89 degrees 00' east to an iron pin, the point of beginning, containing 4 acres, more or less.

Being the same property conveyed to Raymond Kelton and wife, Jimmie Kelton by deed from Clarence E. Ervin and wife, Anna Mary Ervin of record in Book 2906, page 634, Register's office for Davidson County, Tennessee.

6510 9

IDENTIFICATION REFERENCE

Nov 20 8 58 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

RECEIVED

This is improved ( X ) unimproved ( ) property, known as 3763 Couchville Pike, 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 11th day of November, 19 86

Raymond Kelton
Raymond Kelton

× Jimmie Kelton
Jimmie Kelton

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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 Raymond Kelton and wife, Jimmie Kelton

the bargainor__s__, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of November, 19 86.

Commission Expires 7/18/87

_____ Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Raymond Kelton and wife,

Jimmie Kelton

TO

Frances H. Thomas

**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 |
|---|---|---|---|---|
| | | | 350[illegible].00- CAMT. | |
| | | | 98.00 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 104.50- | |
| | | | 8092A1 /20/86 BAL .00 | |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

65109

IDENTIFICATION REFERENCE

Nov 20 8 59 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 14010