Box 8/t1

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

ADDRESS NEW OWNER:
Steven L. Standifer
118 Lauderdale Road
Nashville, TN 37205

MORTGAGEE:
Citicorp Homeowners, Inc.

670 Mason Ridge Center Drive
St. Louis, Missouri 63141

MAP-PARCEL NUMBERS:
MAP 103-12
PARCEL 218
26W-03720

WARRANTY DEED

BOOK 7056 PAGE 517

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, Beatrice S. Beesley, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Steven L. Standifer and wife, Sharon S. Standifer 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. 14 on the plan of Cherokee Park, Second Section of record in Book 547, pages 175 and 176, Register's Office for said County.

SAID Lot No. 14, which is a corner lot, fronts 74 feet on the easterly margin of Lauderdale Road and fronts 190.67 feet on the southerly margin of Valley Road, said frontages being joined by a curve having a length of 25 feet, and extends back 179.60 feet on the southerly line and 94.51 feet on the easterly line to a point of intersection.

BEING the same property conveyed to Fred J. Beesley and wife, Beatrice S. Beesley by deed from Anna R. Levy, widow, of record in Book 2284, page 225, Register's Office for Davidson County, Tennessee. The said Fred J. Beesley has since died.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This is (un)improved property, known as 118 Lauderdale Road, Nashville, TN 37205.

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 26th day of November, 1986.

Beatrice S Beesley
Beatrice S. Beesley

CHECK

STATE OF TENNESSEE
COUNTY OF Davidson

On this 26th day of November, 1986, before me personally appeared Beatrice S. Beesley, 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 her free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: 11-1-87

Notary Public

BOOK 7056 PAGE 518

STATE OF TENNESSEE
COUNTY OF _____

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 $ 130,000.00.

STEVEN L. STANDIFER
Affiant

Subscribed and sworn to before me, this the 26th day of November, 1986.

My Commission Expires: 11-1-87

Notary Public

WARRANTY DEED

from:
Beatrice S. Beesley, unmarried

to:
Steven L. Standifer and wife,
Sharon S. Standifer

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

IDENTIFY REFERENCE

DAVIDSON COUNTY, TN
FILED & RECORDED

DEC 2 12 01 PM '86

68989

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

RECEIVED OF _____

FOR _____

BOOK 7056 PAGE 519

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

[illegible].00- CAMT.
304.00 CSTAX
.50 [illegible]
6.00 MORT
CHECK 310.50-
2065A12/02/86 DAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

68637

IDENTIFT REFERENCE

Dec 2 12 01 PM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 17889