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File in Box # 4
#86-12-22

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $87,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th DAY OF December, 19 86

Notary Public

MY COMMISSION EXPIRES: February 19, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 1 Church St. Bldg. Suite 500, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Guest (NAME)	National Mortgage Company (NAME)	Map 51-7
806 Fairoaks Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Parcel 4
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	FB# 11D-14905

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, Jimmie M. Mankin and wife, Deloris B. Mankin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Guest and wife, Cheryl W. Guest

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 Davidson County, Tennessee, being Lot No. 18 on the Plan of Pleasant Acres, Section Five, as of record in Book 2331, Page 56, Register's Office for said County.

Said Lot No. 18 fronts 158 feet on the North side of Fairoaks Drive and runs back between lines, 306.54 feet on the East line and 275.27 feet on the West line, to a dead line in the rear which is a broken line on which it measures 123.57 feet.

BEING the same property conveyed to Jimme M. Mankin and wife, Deloris B. Mankin, by Deed from Arthur D. Hancock and wife, Jane E. Hancock, of record in Book 5421, Page 43, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 2445, Page 587, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

7251 IDENTIFICATION REFERENCE

Dec 12 12 58 PM '86
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is unimproved (XX) improved ( ) property, known as 806 Fairoaks Drive, Madison, Tennessee 37115
(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 their hand s this 10th day of December, 19 86

Jimmie M. Mankin
Jimmie M. Mankin

Deloris B. Mankin
Deloris B. Mankin

12/12 856 12-

3587

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Peter Weiss, a Notary Public in and for said County and State, the within named Jimmie M. Mankin and wife, Deloris B. Mankin

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 10th day of December, 19 86.

Peter Weiss
Notary Public

Commission Expires February 19, 1988

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
Jimmie M. Mankin and wife, Deloris B. Mankin

TO
John M. Guest and wife, Cheryl W. Guest

FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201

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

870. .00- CONT.
243.60 STAX
.50 [illegible]
6.00 MTG
CHECK 250.10-
0507A12/12/86 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

72511

IDENTIFI REFERENCE

Dec 12 12 58 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No 22382