Feb 27

BOOK 7264 PAGE 141

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON XXXXXXXX } Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,500.00

David H Talley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF June 19 87

Notary Public

MY COMMISSION EXPIRES: 8/1/87
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David H. Talley (NAME)	Meritor Mortgage Corporatio- (NAME)	073-13-0
2700 Mailan Drive (STREET ADDRESS OR ROUTE NUMBER)	1100 Kermit Drive Suite 23 (STREET ADDRESS)	112.00
Nashville, Tn. 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37217 (CITY) (STATE) (ZIP)	15DA 53225

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, Steven R. Choatie and wife Patti M. Choatie

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David H. Talley and wife, Gloria S. Talley

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. 36 and a small portion of Lot No. 37 on the Plan of Mailan Heights, as of record in Book 1835, page 90, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the westerly margin of Mailan Drive at the common front corner of Lot Nos. 35 and 36; thence with the common boundary line between Lots No. 35 and 36, westerly 156.7 feet to the common rear corner of Lots No. 35, 36, 39 and 40; thence with the common rear line of Lots No. 36 and 39, northerly 33.6 feet to a monument at the rear corner of Lots No. 36, 37 and 39; thence north 40 deg. 30 min. east 67 feet to an iron pin, which pin is 7 feet westerly from the southwest corner of a home, thence north 47 deg. 43 min. east 83.3 feet to an iron pin in the margin of Mailan Drive at the common front corner of Lots No. 36 and 37; thence with the margin of Mailan Drive as it proceeds around a curve in a southeasterly direction 92.1 feet to a monument; thence continuing with margin of Mailan Drive, southerly 31.4 feet to the point of beginning.

Being the same property conveyed to Steven R. Choatie and wife, Patti M. Choatie by deed from Richard T. Bell and wife, Virginia Gayle Bee of record in Book 6201, Page 681, Register's Office, Davidson County, Tennessee.

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

This is { unimproved ( ) / improved (X) } property, known as 2700 Mailan Drive, Nashville, Tn. 37206
(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 8th day of June, 19 87

Steven R. Choatie
Steven R. Choatie

Patti M. Choatie
Patti M. Choatie

STATE OF TENNESSEE
~~Davidson County~~
Williamson

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Steven P. Choatie and wife, Patti M. Choatie

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 Brentwood, Tennessee, this 8th day of June 19 87

Commission expires 10/1/87

_____
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) as such _____ and (they) _____, 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
Steven P. Choatie and wife, Patti M. Choatie

TO
David H. Talley and wife, Gloria S. Talley

3496 0

IDENTIFICATION REFERENCE

JUN 10 12 20 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____ BOOK 7264 PAGE 143

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
			54503.00- CASH 180.00 STAX .50 PRFE 6.00 MORT CHECK 137.10- 757/A06/10/87 BAL .90	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.4.96.0

IDENTIFI REFERENCE

JUN 10 12 20 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 91912