File Box #4
L#188969

BOOK 7292 PAGE 787

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,000.00

Hilda A. Scruggs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF July, 19 87.

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
HILDA SCRUGGS (NAME)	National Mortgage Company (NAME)	71-10-114
1217 Katie Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	13DA-00640
Nashville, TN. 37207 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (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, HOWARD L. STEVENS and wife, NORMA Y. STEVENS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HILDA SCRUGGS, 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:

Land in Davidson County, Tennessee, being Lot No. 76, Block C on the Plan of J. B. Haynies Cumberland Heights of record in Book 57, Page 170, Register's Office for Davidson County.

Said Lot No. 76 fronts 50 feet on the easterly side of Katie Avenue and extends back between parallel lines 125 feet to an alley in the rear.

BEING the same property conveyed to Howard L. Stevens and wife, Norma Y. Stevens, by Deed from Don W. Dotson and E. Donald Dotson, of record in Book 6103, Page 341, Register's Office for Davidson County, Tennessee.

THIS instrument is being executed in behalf of Norma Young Stevens pursuant to a "Power of Attorney" executed by same on the 26th day of August, 19 83, of record in Book 6123, Page 493, said Register's Office.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

4,438 I

IDENTIFICATION REFERENCE

Jul 9 2 36 PM

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 1217 Katie Avenue, Nashville, TN. 37207
(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 2nd day of July, 19 87

HOWARD L. STEVENS

NORMA Y. STEVENS
BY: HOWARD L. STEVENS
Attorney-In-Fact

STATE OF TENNESSEE
Davidson County

BOOK 7292 PAGE 788

Personally appeared before me, Jonathan J. Foley, Jr., a Notary Public in and for said County and State, the within named Howard L. Stevens

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

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of July, 19 87.

Commission Expires February 19, 1988

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___.

Commission Expires _____

_____ Notary Public

WARRANTY DEED

FROM
HOWARD L. STEVENS and wife, NORMA Y. ~~STEVENS~~

TO
HILDA SCRUGGS, Unmarried

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 2nd day of July, 1987, before me personally appeared HOWARD L. STEVENS, to me known to be the person (or proved to me on the basis of satisfactory evidence) who executed the foregoing instrument in behalf of NORMA Y. STEVENS, and acknowledged that he executed the same as the free act and deed of the said NORMA Y. STEVENS.

My Commission Expires: 2/19/88

Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 7292 PAGE 789

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
			28000.00- CAPT.	
			70.40 STAT	
			.50 PRFEE	
			6.00 MDEED	
			CHECK	84.90-
826BA07/09/87 BAL				.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4438 1-

IDENTIFICATION REFERENCE

JUL 9 2 36 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 102475