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File 27

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF August, 19 87

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Montgomery & Associates One Burton Hills Blvd., S-220, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Hattaway Banks, Jr. unmarried (NAME)	Keystone Mortgage Corporation (NAME)	083-14-0
1616 Russell Street (STREET ADDRESS OR ROUTE NUMBER)	3021 E 98th St. P.O. Box 40509 (STREET ADDRESS)	107.00
Nashville, Tennessee 37206 (CITY) (STATE) (P. O. ZIP)	Indianapolis, Indiana 46280 (CITY) (STATE) (ZIP)	23W 06010

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, Mark Steven Fox and Lynda Davis Fox, his wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas Hattaway Banks, Jr., 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. 53 on the Plan of Lindsley-Chadwell Tract, as of record in Book 2, page 24, Chancery Court at Nashville, Tennessee.

Said Lot No. 53 fronts 50 feet on the southerly side of Russell Street, formerly Ruth Street, and runs back between parallel lines 160 feet to an alley.

Being the same property conveyed to Mark Steven Fox and wife, Lynda Davis Fox by deed from Custom Renovations, Inc. of record in Book 5652, Page 657, Register's Office, Davidson County, Tennessee.

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

5 5 1 7 7

IDENTIFICATION REFERENCE

AUG 12 10 34 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 1616 Russell Street, Nashville, Tennessee 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 10th day of August, 19 87

Mark Steven Fox

Lynda Davis Fox

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mark Steven Fox and wife, Lynda Davis Fox

the bargainors, 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 Nashville, Tennessee, this 10th day of August, 1987

Commission expires 3-14-90

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) (they) as such _____ and _____, 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

Mark Steven Fox and wife, Lynda Davis Fox

TO

Thomas Hattaway Banks, Jr., unmarried

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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

5250 .00- CAPITAL
147.00 STATE TAX
.50 PROBATE FEE
6.00 DEED
CHECK 153.50-
0795A08/12/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 5 1 7 7

IDENTIFICATION REFERENCE:

AUG 12 10 34 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 04736