| ADDRESS NEW OWNERS | SEND TAX BILLS TO | MAP-PAR NO. 134/30 |
|---|---|---|
| James B. Lee and wife,<br>Carolyn B. Lee<br>277 Penfield Drive<br>Nashville, TN | Southeast Mortgage Co.<br>P.O. Box 026058<br>Miami, Florida 33102 | 134/13<br>30<br>5DU-10631 |

**WARRANTY DEED** BOOK 7408 PAGE 474

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of a certain Deed of Trust of record in Book 4928, Page 397, said Register's Office for Davidson County, Tennessee to secure to Mortgage Associates now Southeast Mortgage Company, it successors and/or assigns, the original principal amount of $21,400.00 payable as therein specified; we, **Thomas C. Oakley and wife, Frances M. Oakley**, have bargained and sold, and by these presents do transfer and convey unto the said **James B. Lee and wife, Carolyn B. Lee**, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 95 on the Plan of Kenilworth Estates, Section II, as of record in Plat Book 2900, Page 126, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property Thomas C. Oakley and wife, Frances M. Oakley by deed from James N. Barnes of record in Book 6363, Page 264, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: **277 Penfield Drive, Nashville, TN**

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.

Whenever 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 our hands this 19 day of November, 1987.

Thomas C. Oakley

Thomas C. Oakley

Frances M. Oakley

Frances M. Oakley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas C. Oakley and wife, Frances M. Oakley, 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 19 day of November, 1987.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-17-88

**********

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $58,000.00.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 19 DAY OF NOVEMBER, 1987.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-17-88

8435 8.

IDENTIFICATION REFERENCE

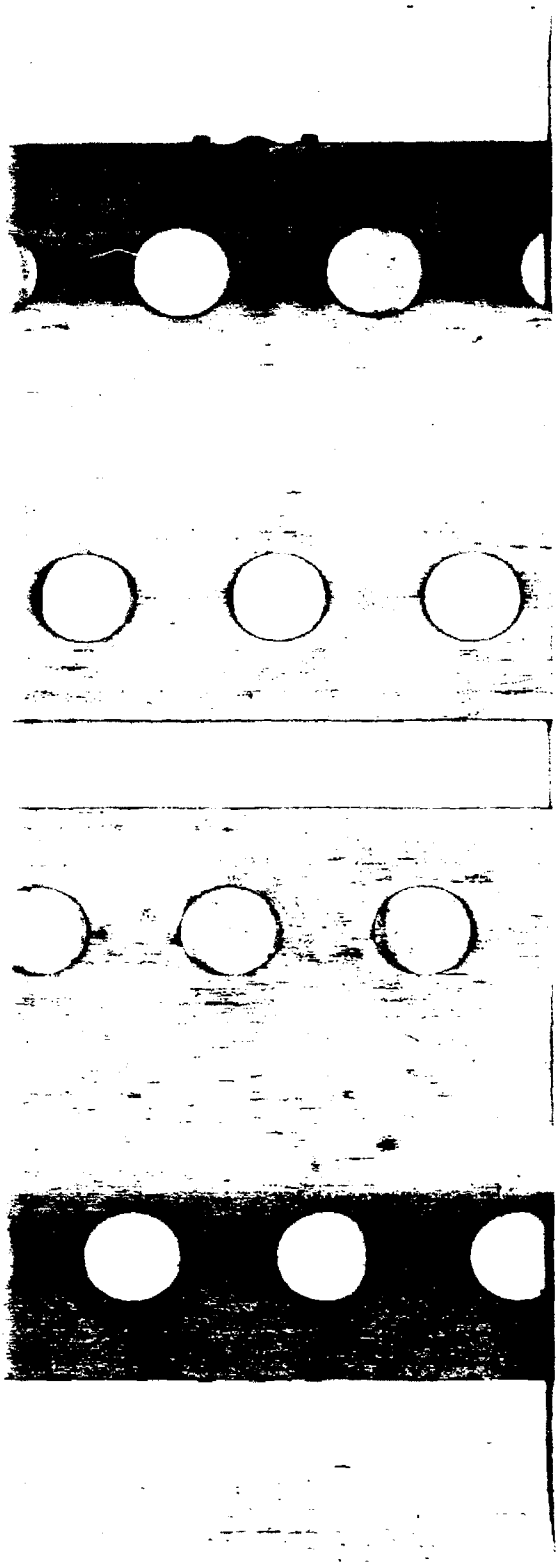
Nov 20 11 55 AM '87

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

**This instrument was prepared by:**

**Rick M. Johnson, 3221 Nolensville Road, Nashville, Tennessee 37211**

**(615) 833-5858**



# OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7408 PAGE 476

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

58000.00- CAMT.
162.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 168.90-
4770A11/20/87 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 4 3 5 8

IDENTIFICATION REFERENCE

Nov 20 11 55 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 37910