7461

BOOK 7461 PAGE 37

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,000.00

Paul Donald James
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January, 19 88

Notary Public

MY COMMISSION EXPIRES: October 9, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co.,, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Paul Donald James, Jr. (NAME)	Bailey Mortgage Company (NAME)	150-02
1109 Mary Evelyn Court (STREET ADDRESS OR ROUTE NUMBER)	200 South Lamar (STREET ADDRESS)	241.00
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Jackson, MS 39215-1389 (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, Brewer & Brewer, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul Donald James, Jr. and wife, Cheryl Darlene James

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. 149A of the Zone Lot Division of Lots 148 thru 154 Harbor Gate Subdivision Section Two, as of record in Plat Book 6900, Page 251, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Brewer & Brewer, Inc. by deed of record in Book 6998, Page 792, Register's Office for Davidson County, Tennessee.

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

0 1 9 4 1

IDENTIFICATION REFERENCE

FEB 2 11 01 AM '88

DAVIDSON COUNTY, TN

3321 02/02 0101 03CHECK 219.30

This is (X) unimproved (X) improved property, known as 1109 Mary Evelyn Court, Nashville, TN 37217
(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 unincumbered, 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 my hand this 29th day of January, 19 88

Brewer & Brewer, Inc.

By: [signature]

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

Before me, ~~the undersigned~~ a Notary Public in and for the State and County aforesaid, personally appeared James H. Brewer

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 President of the ~~Brewer & Brewer, Inc.~~ a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at ~~Nashville~~, ~~Tenn.~~, this 29th day of ~~January~~, 19~~88~~.

NOTARY PUBLIC AT LARGE

_____ Notary Public

Commission Expires ~~10/9/91~~

WARRANTY DEED

FROM
Brewer & Brewer, Inc.

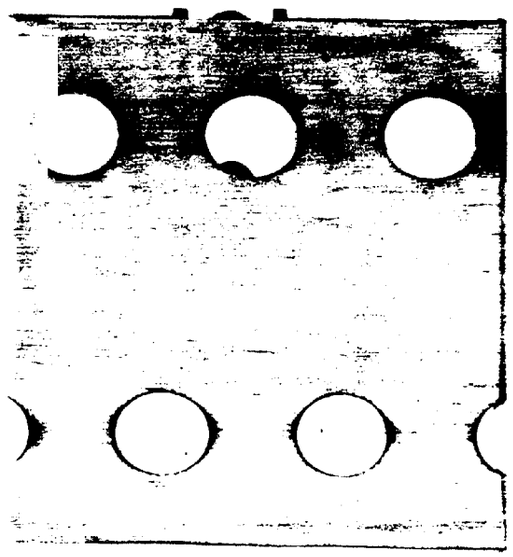
TO
Paul Donald James, Jr. and wife, ~~Cheryl Darlene James~~

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

Filed

OFFICIAL RECEIPT

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



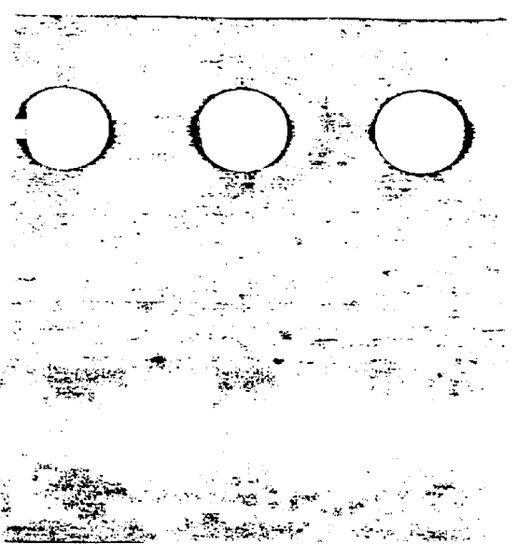
RECEIVED OF _____

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
				CAMT 76000.00
				CON TX 212.80
				PRFEE 0.50
				WDEED 6.00
				TOTAL 219.30
				CHECK 219.30
02/02/88	01			11:01 0001 3321



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 1 9 4 1

IDENTIFICATION REFERENCE

FEB 2 11 01 AM '88

DAVIDSON COUNTY, TN

No. 58192