file box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
William A. Stanton
3365 Mimosa Drive
Nashville, TN 37211

MORTGAGEE:
Citizens and Southern
Mortgage Company
P.O. Box 656
Tucker, GA 30085-0656

MAP-PARCEL NUMBERS:
MAP 133-07
PARCEL 174
6DA-54210

WARRANTY DEED

BOOK 7527 PAGE 588

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Alice Duncan Gregory, unmarried, devisee under the will of Marian Lindall Gregory (also known as Marian L. Gregory) hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto William A. Stanton and wife, Kathy A. Stanton hereinafter called the Grantee, Grantee's 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. 89 and the southwesterly part of Lot No. 90 on the plan of Glencoe Acres, Section I, of record in Book 1835, pages 136, 137 and 138, Register's Office for said County.

SAID Lot No. 89 and the southwesterly part of Lot No. 90 adjoin and front together 124.5 feet on the southeasterly margin of Mimosa Drive and extend back 193 feet more or less on the easterly line and 260.1 feet on the westerly line to a broken line in the rear, measuring 207.3 feet thereon.

Being the same property conveyed to Marian L. Gregory by deed from William P. Watson and wife, Margaret E. Watson of record in Book 3533, page 605, said Register's Office . Marian L. Gregory has since died and devised said property to Alice Duncan Gregory by will of record in Will Book 161, page 445, Probate Court Clerks Office for Davidson County, Tennessee.

8843 04/27 0101 03CHECK 180.10

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
APR 27 2 08 PM '88

IDENTIFICATION REFERENCE
25006

This is (~~an~~) improved property, known as 3365 Mimosa Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 25th day of April, 1988.

Alice Duncan Gregory
Alice Duncan Gregory

STATE OF TENNESSEE
COUNTY OF Davidson

On this 25th day of April, 1988, before me personally appeared Alice Duncan Gregory, unmarried, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as her free act and deed.

My Commission Expires: Oct 9, 1991

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7527 PAGE 589

Before me, the undersigned, of 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 62,000.00.

William A Stanton
Affiant

Subscribed and sworn to before me, this the 25th day of April, 1988.

My Commission Expires: Oct 9, 1991

Christy Wilkins Ivey
Notary Public

WARRANTY DEED

from:

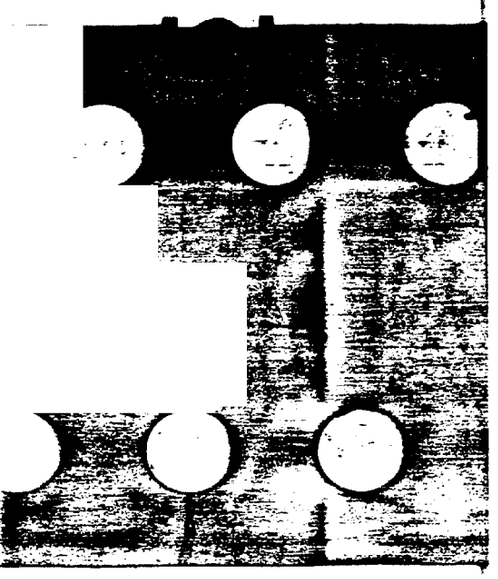
Alice Duncan Gregory, unmarried

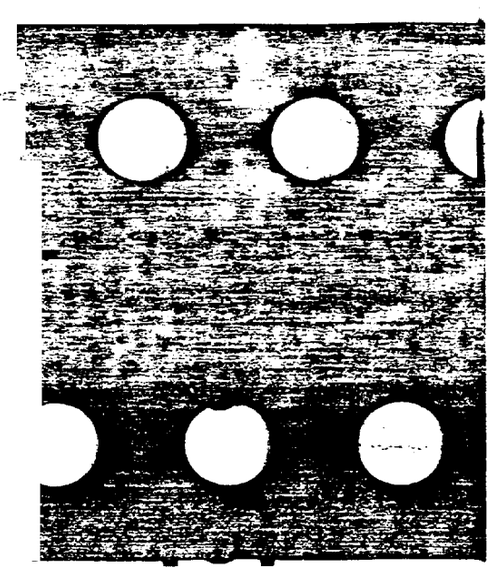
to:

William A. Stanton and wife, Kathy A. Stanton

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-27478





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7527 PAGE 590

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	62000.00
CON TX	173.60
PRFEE	0.50
WDEED	6.00
TOTAL	180.10
CHECK	180.10

04/27/88 01 14:09 0001 8843

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

25006

IDENTIFI REFERENCE

APR 27 2 00 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 84921