FILE BOX "7" FILE NO. 23955

FORM NO. WD-1

BOOK 7678 PAGE 977

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,800.00

Anita Fraley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF OCTOBER, 19 88

Notary Public

MY COMMISSION EXPIRES: 1-10-89
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FRED DIXSON (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	61-5
530 Maplewood Lane (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	25
Nashville, TN.37216 (CITY) (STATE) (P O ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	12DZ 10581

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 ANTONIO JONES, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRED DIXSON

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 part of Lot No. 8 as shown on a copy of a survey showing parts of Lots 7 and 8 on the Plan of D. H. Thompson's Lots, not of record said survey dated May 28, 1965, made by William Collier, Parrish Associates, Civil Engineer, described as follows:

BEGINNING at an iron stake set in the southerly margin of Maplewood Lane at a point which is 190.7 feet easterly from the point in said margin of said Maplewood Lane which is 25 feet south of the center line of the intersection of Lemont Drive and Maplewood Lane; thence South 6° 02' west along a line parallel to and 15 feet easterly from the easterly line of Lot No. 9 on said survey, a distance of 250 feet to an iron stake; thence south 85° 53' east along a line parallel to Southerly margin of Maplewood Lane, a distance of 85 feet to an iron stake; thence North 6° 02' east 250 feet to an iron stake set in the southerly margin of Maplewood Lane; thence westwardly with said margin of said Lane 85 feet to the point of beginning.

BEING the same property conveyed to Antonio Jones, unmarried, by deed from George W. Sanderson, Jr., and wife, Susan K. Sanderson of record in Book 7452, page 843, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to VETERANS ADMINISTRATION, of record in Book 7353, page 829, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

unimproved ( )
This is improved (X) property, known as 530 Maplewood Lane, Nashville, Tennessee 37216
(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 my Antonio Jones hand this 14th day of October, 19 88

ANTONIO JONES

BOOK 7678 PAGE 978

STATE OF TENNESSEE
Davidson County

THE UNDERSIGNED

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

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 14th day of October, 19 88.

_____ Notary Public

Commission Expires 1-10-89

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____.

_____ Notary Public

Commission Expires_____

WARRANTY DEED

FROM

TO

7.67.08

IDENTIFICATION REFERENCE

Oct 17 2 30 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

7564 10/17 0101 03CHECK 302.84

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7678 PAGE 979

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	89800.00
CON TX	296.34
PRFEE	0.50
~~MTGFEE~~	~~6.00~~
~~TOTAL~~	~~302.84~~
CHECK	302.84

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/17/88 01 14:34 0001 7564

7.67.08

IDENTIFICATION REFERENCE

Oct 17 2 30 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No144349