Fee 47

BOOK 7864 PAGE 538

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 47,500.00

Steven L. Capley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF June 19 89

Notary Public

MY COMMISSION EXPIRES 1-21-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP, PARCEL NUMBER
Steven L. Capley (NAME)	National Mortgage Company (NAME)	15D2 36.25
3920 Burrus Avenue (ADDRESS)	4041 Knight Arnold Road (ADDRESS)	61-15-13
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	

FOR AND 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, James Wilkes and Joan Collins, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven L. Capley and Theressa M. Huddleston

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:

TRACT NO. I: Land in Davidson County, Tennessee, being the South 55 feet of the North 65 feet of Lot No. 58 on the Map of Maplewood Home Tract Subdivision, as of record in Book 421, page 174, Register's Office for said County.

Said part of said lot fronts 55 feet on the easterly side of Burrus Street and runs back between parallel lines 225 feet to a dead line.

TRACT NO. 2: Land in Davidson County, Tennessee, being the South 35 feet of Lot No. 58 on the Map of Maplewood Home Tract Subdivision, as of record in Book 421, page 174, Register's Office for said County.

Said part of said Lot fronts 35 feet on the easterly side of Burrus Street and runs back between parallel lines 225 feet to a dead line.

Being the same property conveyed to James L. Wilkes and Joan Collins by deed from Erma Lee Wilkes of record in Book 7788, page 753, Register's Office for Davidson County, Tennessee.

4860 06/14 0101 03CHECK 163.25

Unimproved ( )
This is an improved (X) property, known as 3920 Burrus Avenue, Nashville, TN 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 our hand s this 12th day of June 19 89

James Wilkes

James Wilkes

Joan Collins

Joan Collins

DCTN01W 12/85 1-800-626-5427

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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 James L. Wilkes and Joan Collins, both unmarried

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 Madison, Tennessee, this 12th day of June, 1989.

Commission expires 1-21-90

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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

41003

JUN 14 1 44 PM '89

WARRANTY DEED

FROM

James L. Wilkes and Joan Collins

TO

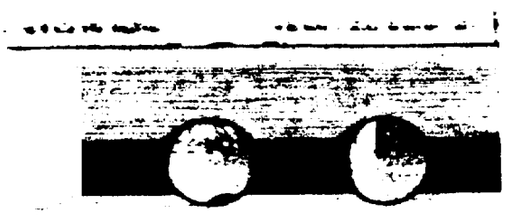
Steven L. Capley and Theressa M. Huddleston

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

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

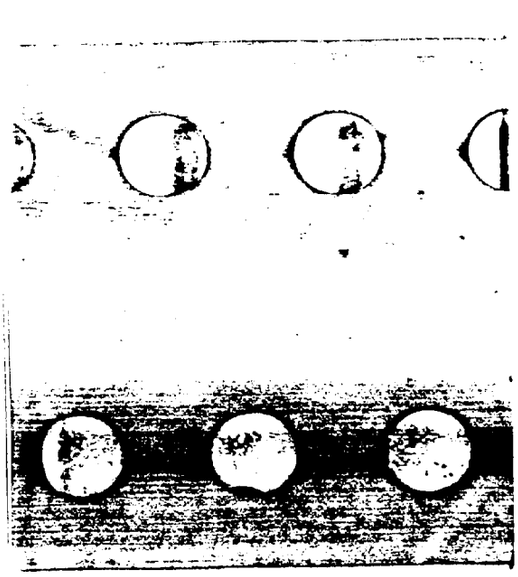
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL



CAMT 47500.00
CON TX 156.75
PRFEE 0.50
MDEED 6.00
TOTAL 163.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK CHECK 163.25

06/14/89 01 13:45 0001 4860



41003

IDENTIFICATION REFERENCE

JUN 14 1 44 PM '89

FELIX Z WILSON REGISTER

No. 213190