Box 39

BOOK 7959 PAGE 799

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 30,500.00

Subscribed and sworn to before me, this the 12th day of October, 19 89

My Commission expires: 11/21/92
(Affix Seal)

Affiant

Notary Public

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY: ROBERT GREENE, ATTORNEY	
619 Woodland Street, Nashville, Tennessee 37206	
ADDRESS OF NEW OWNER: M. Payton	SEND TAX BILLS TO: Dominion Bank
944 Maxwell Avenue (Name)	P. O. Box 2648 (Name)
Nashville, Tennessee, 37206 (Street Address)	Nashville, Tennessee, 37219-0648 (Street Address)
(City) (State) (Zip Code)	(City) (State) (Zip Code)
MAP & PARCEL NO. 82-8-344	FIELD BOOK NO.

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION; THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, including the assumption of the remaining balance of vendor's lien of record in Book 5632, page 990 owed to Joann Gillum in the original principal amount of $27,500.00 and payable according to the terms and conditions stated therein, James R. King, Jr. and wife Margaret Hayden King, HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO M. Payton, Unmarried

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 21 on the Plan of House and Simonton's Subdivision as of record in Book 57, page 137, Register's Office for Davidson County, Tennessee.

Said Lot No. 21 fronts 50 feet on the south side of Maxwell Street or Avenue and runs back between parallel lines 175 feet to an alley.

Being the same property conveyed to James R. King, Jr., and wife Margaret Hayden King by quitclaim deed from Renard A. Hirsch, Sr., of record in Book 5832, page 570, said Register's Office.

73649

IDENTIF. REFERENCE

OCT 12 1 41 PM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

5254 10/12 0101 03CHECK 107.65

THIS IS ____ IMPROVED PROPERTY KNOWN AS 944 Maxwell Avenue, Nashville, Tennessee 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 in 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 October, 19 89

James R. Kings, Jr.

Margaret Hayden King

State of Tennessee
County of Davidson

BOOK 7959 PAGE 800

On this 12th day of October, 19 89, before me personally appeared James R. King, Jr., and wife Margaret Hayden King to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

NOTARY PUBLIC STATE OF TENNESSEE
12/21/92

Robert Greene
Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument in behalf of _____ and acknowledged that _____ executed the same as the free act and deed of _____.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public

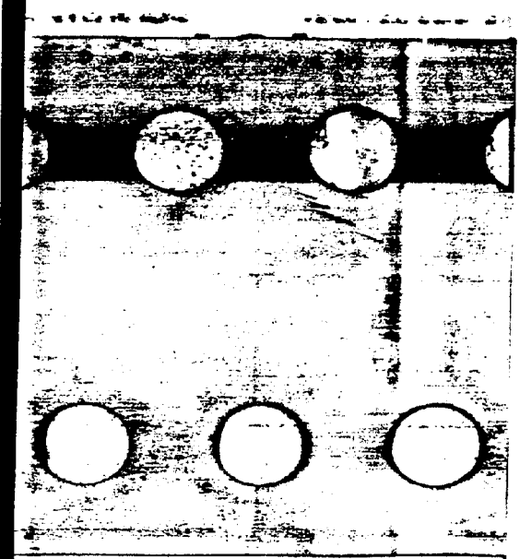
State of Tennessee
County of _____

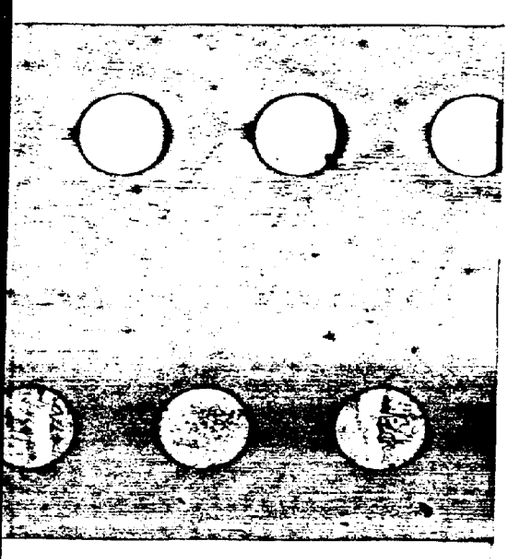
Before me, _____ personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ to be president (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ as _____.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7959 PAGE 801

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 30500.00
CON TX 1006.65
ERR CO
CON TX 1006.65-
CON TX 100.65
PRFEE 1.00
[illegible] 6.00
TOTAL 107.65
CHECK 107.65

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/12/89 01 13:44 0001 5254

73649

IDENTIF. TREFERENCE

OCT 12 1 42 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 257420