file box 8/jcb

THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

| ADDRESS NEW OWNER: | MORTGAGEE: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Sandra J. Hayden<br>1905 County Hospital Road<br>Nashville, TN 37218 | Atlantic Coast Mortgage Company<br>12700 Fair Lakes Circle Ste. 400<br>Fairfax, VA 22033 | 069-16<br>176<br>13DA 62825 |

**WARRANTY DEED** BOOK 7983 PAGE 375

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,

Mary Grace Outlaw, unmarried

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Sandra J. Hayden and Samuel M. Hayden

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 the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, described according to a survey made by George W. Watkins, Surveyor, March 15, 1954, as follows:

BEGINNING in the center of County Hospital Road (or Asylum Road) at the southwest corner of the property conveyed to the Church of the Nazarene by deed from Albert Duling, et al, of record in Book 1876, page 533, Register's Office for said County; thence with the southwesterly line of said Church property, north 54 degrees, 30 minuted west, 200 feet to an iron pin; thence south 36 degrees, 30 minutes west 100 feet to an iron pin; thence south 54 degrees, 30 minutes, east 200 feet to the center of County Hospital Road; thence with the center of said road, north 36 degrees, 30 minutes east 100 feet to the point of beginning.

BEING part of the same property conveyed to William H. Outlaw and wife Mary Grace Outlaw by deed from J. B. McWhirter, unmarried of record in Book 2275, page 81, said Register's Office. William H. Outlaw has since died leaving property vested in Mary Grace Outlaw as surviving tenant by the entirely.

4080 11/14 0101 03CHECK 200.05

This is (~~xx~~)improved property, known as 1905 County Hospital Road, Nashville, TN 37218.

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 13th day of November, 1989.

Mary Grace Outlaw

Mary Grace Outlaw

STATE OF TENNESSEE
COUNTY OF Davidson

On this 13th day of November, 1989, before me personally appeared Mary Grace Outlaw, 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 she executed the same as her free act and deed.

CHRISTY WILKINS MAY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Oct 2, 1991

Notary Public

**STATE OF TENNESSEE**
**COUNTY OF** _____

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___.

BOOK 7983 PAGE 376

My Commission Expires:_____

_____
Notary Public

**STATE OF TENNESSEE**
**COUNTY OF** Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 58,500.00.

_____
Affiant

Subscribed and sworn to before me, this the 13th day of November, 1989.

My Commission Expires: Oct 9, 1991

_____
Notary Public

CHRISTY WILKINS IVEY
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

FELIX [illegible]
DAVIDSON COUNTY TN.
Nov 14 11 30 AM '89

IDENTIF. REFERENCE

81747

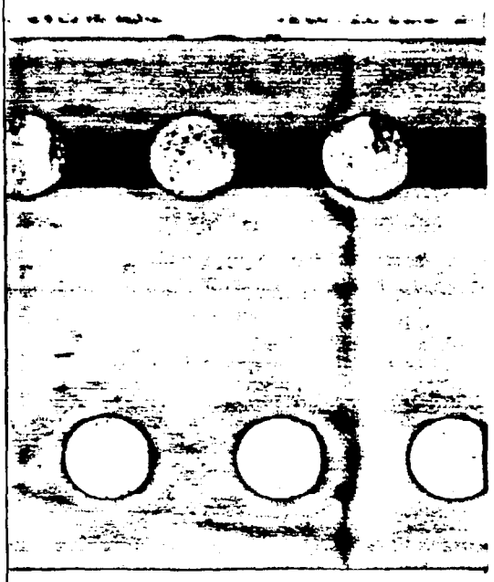
**WARRANTY DEED**

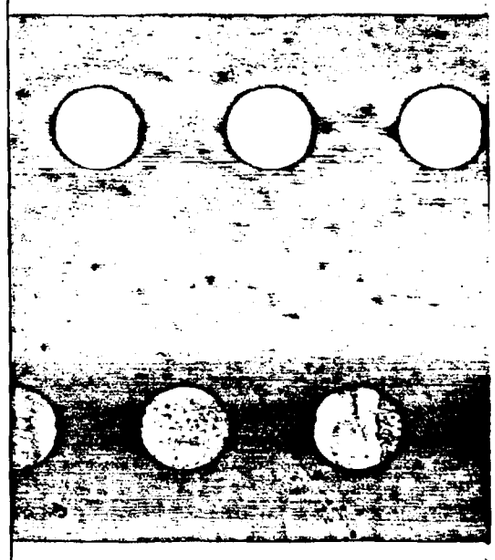
from:
Mary Grace Outlaw, unmarried

to:
Sandra J. Hayden and Samuel M. Hayden

**WILKINS & IVEY**
**Attorneys at Law**
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 28859





**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 7983 PAGE 377

| | | |
|---|---|---|
| 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 58500.00
CON TX 193.05
PRFEE 1.00
WDEED 6.00
BANK 200.05
CHECK 200.05

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/14/89 01 11:28 0001 4080

88 11747

IDENTIF. REFERENCE

Nov 14 11 30 AM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 266917