BOOK 8221 PAGE 250

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,041.86

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF October, 1990

Notary Public

MY COMMISSION EXPIRES: 5/22/93

(AFFIX SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
James W. & Mary Ann Stinson (NAME)	Sovran Mortgage Corporation (NAME)	Map14
7158 Douglas Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 26388 (STREET ADDRESS)	Par. 65
Joelton, TN 37080 (CITY) (STATE) (P.O. ZIP)	Richmond, VA 23260-6388 (CITY) (STATE) (ZIP)	14D-38570

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. Richard T. Neely and wife, Dana M. Neely

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James W. Stinson and wife, Mary Ann Stinson

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:

BEING Lot No. 27 on the Division of Bidwell Property in the 14th Civil District of Davidson County, Tennessee, described according to a map made by Hickerson Engineers, dated May 30, 1965, as follows:

SAID Lot fronts 149 feet on the east side of Douglas Road and extends back 710 feet on the north line and 572 feet on the south line to a dead line in the rear and measures 200 feet.

BEING the same property conveyed to Richard T. Neely and wife, Dana M. Neely by deed from Audrey G. Martin, unmarried, of record in Book 7495, page 3, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Sovran Mortgage Corporation of record in Book 7495, page 6, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account and insurance to be transferred to Grantee(s).

2008 10/22 0101 03CHECK 211.60

THIS conveyance subject to restrictive covenants of record in Book 4360, page 68, said Register's Office. Easement to Tennessee Gas Transmission Co. of record in Book 2274, page 58 and 2745, page 286 and Book 3610, page 12, said Register's Office.

unimproved ( )
This is improved (X) property, known as 7158 Douglas Road, Joelton, TN 37080
(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 Whereever 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 19th day of October, 1990

Richard T. Neely Richard T. Neely Dana M. Neely Dana M. Neely

STATE OF TENNESSEE)
Davidson COUNTY)

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Personally appeared before me, Richard T. Neely and Dana M. Neely
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that t he y executed the within instrument for the purposes therein contained. Witness my hand, at office, this 19th day of October 19 90.

My Commission Expires 5/22/93

Notary Public

(AFFIX SEAL)

STATE OF TENNESSEE)
COUNTY)

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

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, and who further acknowledged that __he__ is the

("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

WARRANTY DEED

FROM

Richard T. Neely and wife,

Dana M. Neely

TO

James W. Stinson and wife,
Mary Ann Stinson

6 6 4 4 0

IDENTIF. TREFERENCE

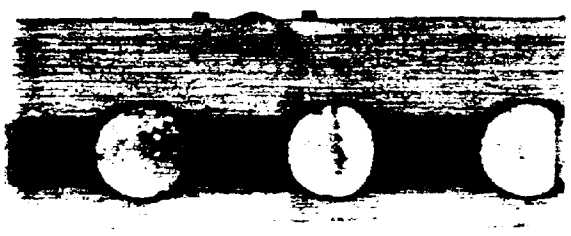
OCT 22 10 51 AM '90

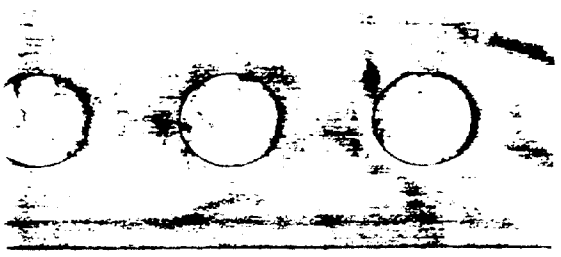
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

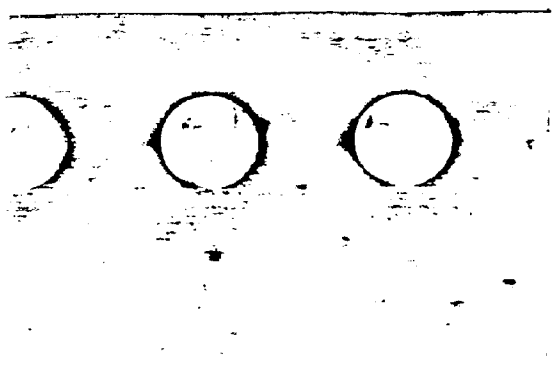
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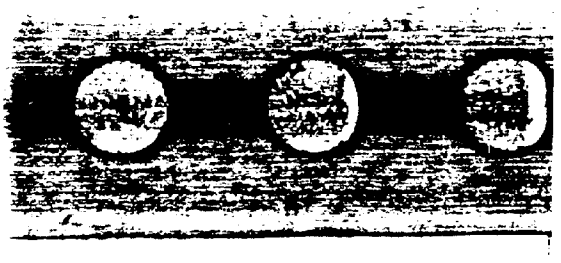
title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679









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	62041.86
CON TX	204.60
PRFEE	1.00
[illegible]	6.00
TOTAL	211.60
CHECK	211.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/22/90 01 10:52 0001 2008

66440

IDENTIF. REFERENCE

OCT 22 10 51 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 366186