PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8736

W & I Ref: (ljh) (Title No: 35030)
Dav. Co. File: Box 8

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 217500.00

Affiant

Sworn and subscribed before me this
28th day of April, 1994.

Notary Public

My Comm. Expires:

**ADDRESS NEW OWNER:**

James C. McCall
Sandra L. Baylis
4016 Woodmont Blvd.
Nashville, TN 37205

**RESPONSIBLE FOR PAYMENT OF TAXES:**

McKenzie Banking Company
1223 Highway 641 South
Paris, TN 38242

**MAP-PARCEL NUMBERS**

116-08-079

BOOK 9327 PAGE 213

# *WARRANTY DEED*

**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, the undersigned **G. Timothy Busby and spouse, Laura Bailey Busby,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **James C. McCall and spouse, Sandra L. Baylis,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 1 on the plan of Amendment 1 to Revised Resubdivision of Lot 122 Kenner Manor Land Co.'s Second Subdivision of the Kenner Tract of record in Book 6200, page 938, Register's Office for said County.

SAID Lot No. 1 fronts 125.11 feet on the northerly margin of Woodmont Blvd. and extends back 195.99 feet on the easterly line to a drainage and utility easement, formerly Clearview Drive, and 193.41 feet on the westerly line to a dead line in the rear, measuring 125.03 feet thereon.

BEING the same property conveyed to G. Timothy Busby and wife, Laura Bailey Busby by deed from M. Shaw Hickerson and wife, Edna G. Hickerson of record in Book 5957, page 961, Register's Office for Davidson County, Tennessee.

**Description Reference:** Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

94 APR 29 AM 11:02
DAVIDSON COUNTY, TENN.

44303
IDENTIFICATION REFERENCE

**This is improved property, known as:** 4016 Woodmont Blvd., Nashville, TN 37205

**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.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised 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.

**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.

**WITNESS THE EXECUTION HEREOF** this 28th day of April, 1994.

**G. Timothy Busby**

**Laura Bailey Busby**

7780 04/29/94 01:01 03CHECK 813.75

**State of Tennessee**
**County of Davidson**

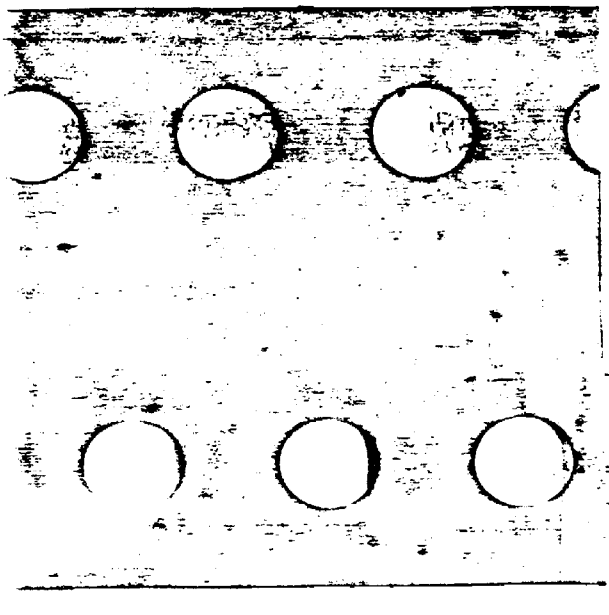
On this 28th day of April, 1994, before me the undersigned authority, personally appeared **G. Timothy Busby** and **Laura Bailey Busby**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

My Commission Expires: _____

**Notary Public**

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



**OFFICIAL RECEIPT**

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

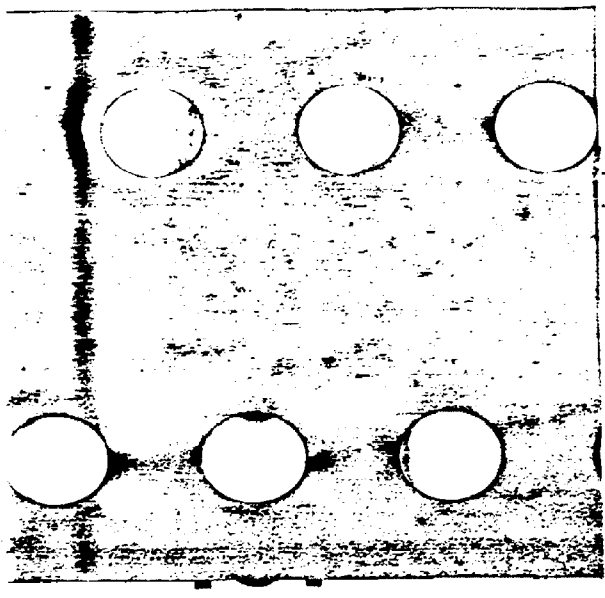
RECEIVED OF _____

FOR _____

BOOK 9327 PAGE 214

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|



CAMT 217500.00
CON TX 804.75
PRFEE 1.00
WDEED 8.00
TOTAL 813.75
CHECK 813.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 5001 9780

44303
IDENTIF. & REFERENCE

94 APR 29 AM 11:02
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 784891