BOOK 9554PG148

19877

IDENTIF. REFERENCE

94 DEC 22 PM 3:13

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) Title No: 35950
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jay R. Hartley Dawn B. Hartley 2330 Cabin Hill Road Nashville, TN 37214	NationsBanc Mortgage Corporation P. O. Box 353 Louisville, KY 40201-0358

TAX MAP-PARCEL NUMBERS: 073-11-76 03DZ 47275

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 **James P. Ward and spouse, Julia K. Ward,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jay R. Hartley and spouse, Dawn B. Hartley,** 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. 109 on the plan of Sunset View, Section 1, of record in Book 2663, pages 27 and 28, said Register's Office.

SAID Lot No. 109 fronts 80 feet on the northeasterly margin of Cabin Hill Road and extends back 192.5 feet on the northwesterly line and 140.2 feet on the southeasterly line to a dead line in the rear, measuring 95.9 feet thereon.

BEING the same property conveyed to James P. Ward and wife, Julia K. Ward, by deed from Rickie C. McKnight and wife, Catherine J. McKnight of record in Book 7458, page 551, said Register's Office.

TOGETHER with that certain easement being recorded prior to and simultaneously herewith.

SUBJECT to all matters as shown on the herein referenced plan of record in said Register's Office.

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

This is improved property, known as: 2330 Cabin Hill Road, Nashville, TN 37214

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 20th day of December, 1994.

James P. Ward

James P. Ward

Julia K. Ward

Julia K. Ward

State of Tennessee
County of Davidson

5937 12/22 0101 03CHECK 282.80

On this 20th day of December, 1994, before me the undersigned authority, personally appeared **James P. Ward** and **Julia K. Ward**, 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.

My Commission Expires: _____

Notary Public

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

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 74000.00

Jay R Hartley

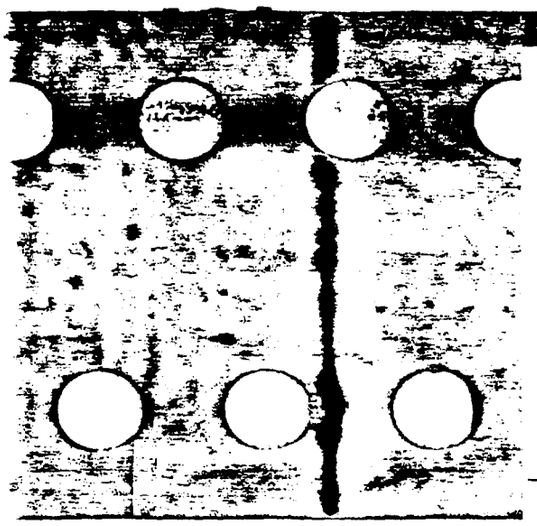
Affiant

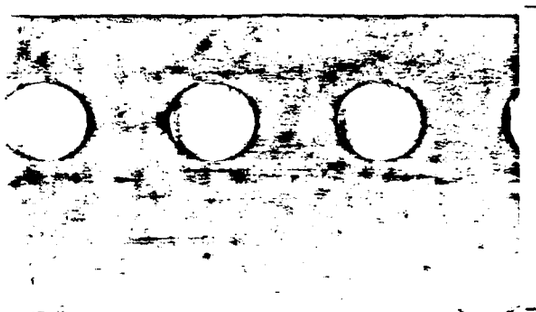
Sworn and subscribed before me on the 20th day of December, 1994.

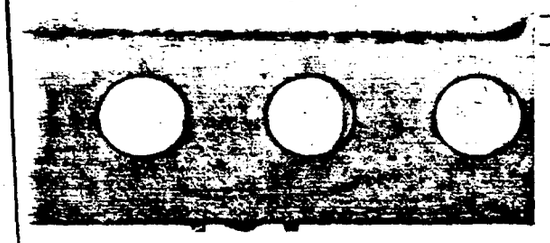
Notary Public

My Commission Expires: _____

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







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

RECEIVED OF _____

FOR _____

BOOK 9554 PG 150

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	74000.00
			CON TX	273.80
			PRFEE	1.00
			WDEED	8.00
			TOTAL	282.80
			CHECK	282.80
12/22/94	01		15:12 0001	5987

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19877
IDENTIF. # REFERENCE

94 DEC 22 PM 3:13

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 865904