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

BOOK 9571 PG 976

W & I Ref: (kd) Title No: 36063
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Phyllis M. Moody 4711 Abbay Drive Nashville, Tennessee 37211	National Mortgage Company 4041 Knight Arnold Road Memphis, Tennessee 38118

TAX MAP-PARCEL NUMBERS: 133-14-17

2318 01/17 0101 03CHECK 366.42

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 **Nancy Cathryn Jackman, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Phyllis M. Moody, a single person,** 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. 74 on the plan of Abbay Hall, Section I, of record in Book 2331, page 18, Register's Office for said County.

SAID Lot No. 74, which is a corner lot, fronts 100.0 feet on the westerly margin of Abbay Drive and fronts 101.9 feet on the northerly margin of Elaine Drive, said frontages being joined by a curve having a length of 39.9 feet, and extends back 125.0 feet on the northerly line and 122.5 feet on the westerly line to a point of intersection.

BEING the same property conveyed to Nancy Cathryn Jackman, unmarried, by deed from Roger L. Wayson and wife, Wendy L. Morsbach Wayson of record in Book 8248, page 673, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to First American National Bank, of record in Book 7362, Page 776, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.
This is improved property, known as: 4711 Abbay Drive, Nashville, Tennessee 37211

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.

BOOK 9571 PG 977

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 13th day of January, 1995.

Nancy Cathryn Jackman

State of Tennessee
County of Davidson

On this 13th day of January, 1995, before me the undersigned authority, personally appeared **Nancy Cathryn Jackman**, 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.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/95

My Commission Expires _____ Notary Public

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: $ 96565.46

Affiant

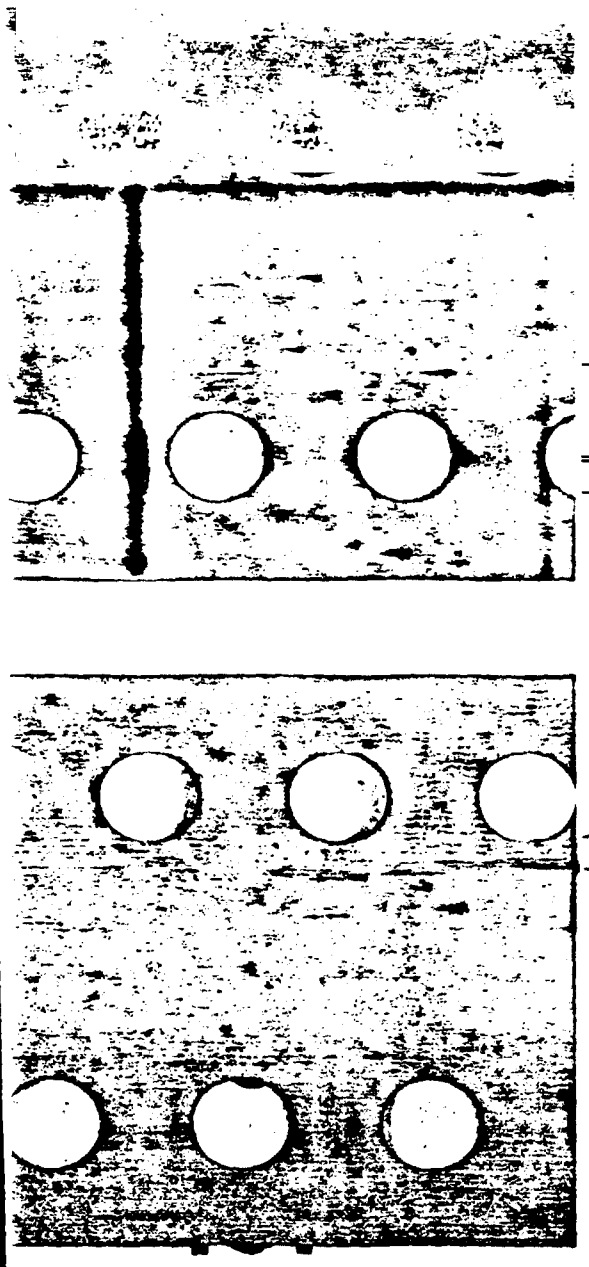
Sworn and subscribed before me on the 13th day of January, 1995.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/95

My Commission Expires _____ Notary Public

25617
IDENTIF. & REFERENCE

95 JAN 17 P 11:51
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9571 PG 978

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 96565.46
CON TX 357.42
PRFEE 1.00
WDEED 8.00
TOTAL 366.42
CHECK 366.42

01/17/95 01 10:50 0001 2318

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

25617
IDENTIF. ↑ REFERENCE

95 JAN 17 AM 10:51
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 872150