BOOK 9657 PG 119

WARRANTY DEED

This instrument was prepared by:

SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 190676
Nashville, TN 37219-0676
615/244-6670

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
James M. Wingo, et ux	Same	Map-093-040
Rebecca Wingo		Par.-45.00
870 Pinnacle Hill Road		
Kingston Springs, TN 37082		

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 15,200.00 .

Rebecca S. Wingo
Affiant

SWORN TO AND SUBSCRIBED before me this the 27th day of April 1995.

Melanie L. Addis
Notary Public

My Commission Expires:
11-22-97 .

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, RICKY DAVID HAYWOOD, SR., SANDY JAY HAYWOOD, TERRY INETTE SHRUM both individually and as Trustee for MICHAEL KEITH HAYWOOD, under the Will of Dora E. Dillon of record in Will Book 194, page 638, Probate Court Clerk's Office for Davidson County, Tennessee, hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto JAMES M. WINGO et ux, REBECCA WINGO, hereinafter referred to as Grantees, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> LAND in Davidson County, being Lot No. 154 in Williams Addition to Edgefield, now East Nashville. Of record in Book 21, page 60, Register's Office for Davidson County, Tennessee for a more complete and accurate legal description.
>
> BEING the same property conveyed to Ricky David Haywood, Sr., Sandy Jay Haywood and Terry Inette Shrum both individually and as Trustee for Michael Keith Haywood by Will of Dora E. Dillon of record in Will Book 194, page 638, Probate Court Clerk's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1995, a lien but not yet due and payable.

This is improved property, known as 618 Shelby Avenue, Nashville, Davidson County, Tennessee.

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, successors and assigns forever, and the said Grantors covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as above mentioned, and taxes for the year 1995 which the Grantees herein assume and agree to pay.

AND the said Grantors further covenant and bind themselves, and their heirs, successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this the 27th day of April 1995.

Ricky D Haywood Sr
RICKY DAVID HAYWOOD, SR.

Sandy Jay Haywood
SANDY JAY HAYWOOD

Terrie Inette Shrum
TERRY INETTE SHRUM

Michael Keith Haywood by Terrie Inette Shrum Trustee
MICHAEL KEITH HAYWOOD
By: TERRY INETTE SHRUM, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RICKY DAVID HAYWOOD, SR., SANDY JAY HAYWOOD, TERRY INETTE SHRUM both individually and as Trustee for MICHAEL KEITH HAYWOOD, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Nashville, Tennessee, on this the 27th day of April 1995.

Melanie B Gable
Notary Public

My Commission Expires: 11-22-97

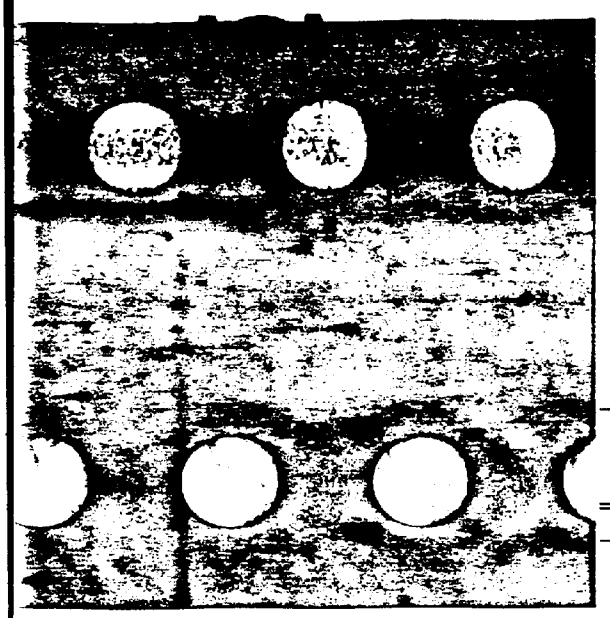
55606
IDENTIF. ↑ REFERENCE

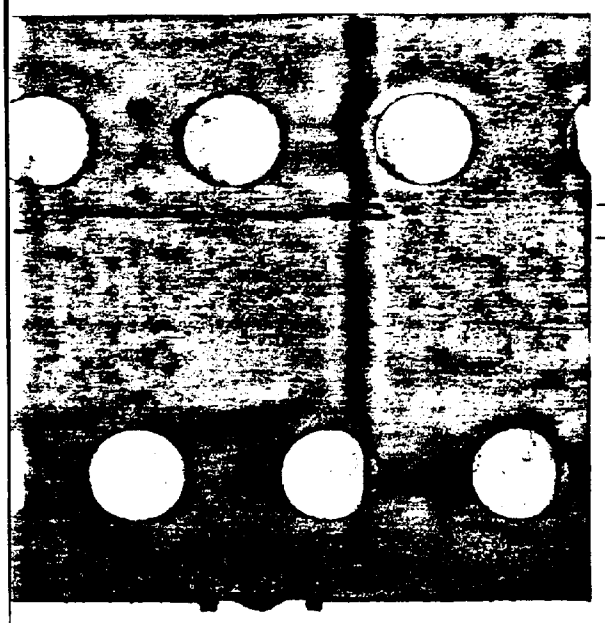
95 APR 28 AM 9:19
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

5330 04/28 0101 03CHECK 65.24

C:\HMB\REAL\WINGO.WD\14-757





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9657 PG 121

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 15200.00
CON TX 56.24
PRFEE 1.00
WDEED 8.00
TOTAL 65.24
CHECK 65.24

04/28/95 01 09:18 0001 5330

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

55606
IDENTIF. ↑ REFERENCE

95 APR 28 AM 9:19

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 904769