This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9745 PG 721

ADDRESS NEW OWNER:
Melba A. Ferrell
1123 W. Waggoner Court
Nashville, Tennessee 37214

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 108-3
GROUP
PARCEL 173

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Delores McDaniel,an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Melba A. Ferrell, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 143-B, on the Plan of Zone Lot Division, Section Six, Patio Villa, of record in Book 6250, pages 570 and 571, amending the plan of record in Book 6250, page 489, Register's Office of Davidson County, Tennessee, all to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to Delores McDaniel, by deed from Security Federal Savings and Loan Association, as of record in Book 8505, page 417, Register's Office for Davidson County, Tennessee.

This is improved property known as 1123 W. Waggoner Court, Nashville, TN 37214.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1995 Metropolitan Government of Property taxes and subsequent years thereafter.
2. Subject to all matters as shown on Plan in Book 6250, pages 570 and 571, amending the plan of record in Book 6250, page 489, said Register's Office.
3. Restriction as contained in Book 6555, page 576, said Register's Office for Davidson County, Tennessee.
4. Conveyance of water mains of record in Book 7748, page 488, conveyance of sewer mains of record in Book 7748, p[age 436, said Register's Office.
5. Patio Villa Rules and Regulations of record in Book 7266, page 827, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the

appurtenances, estate, title and interest thereto belonging to the said Melba A. Ferrell, her heirs and assigns, forever; and I, Delores McDaniel,an unmarried person, do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BOOK 9745 PG 722

Witness my hand this the 28th day of July, 1995.

Delores McDaniel

Delores McDaniel

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Delores McDaniel,an unmarried person, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 28th day of July, 1995.

June E. Atkinson

NOTARY PUBLIC

My Commission Expires: JUNE E. ATKINSON NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE MY COMMISSION EXPIRES 1-23-96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 54,000.00.

Melba A. Ferrell

AFFIANT

Subscribed and sworn to before me
this 28th day of July, 1995.

June E. Atkinson

NOTARY PUBLIC

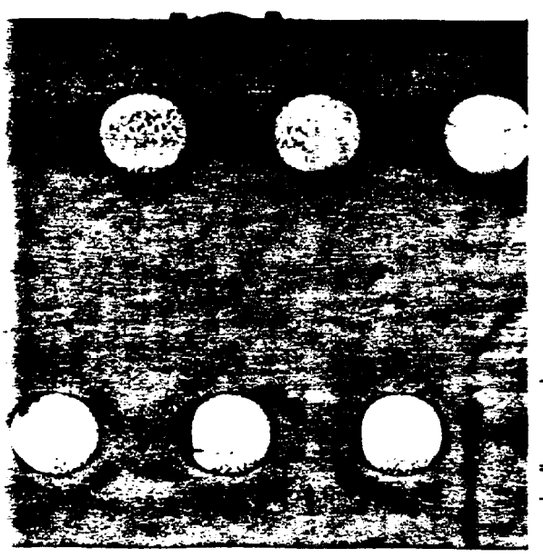
My Commission Expires: JUNE E. ATKINSON NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE MY COMMISSION EXPIRES 1-23-96

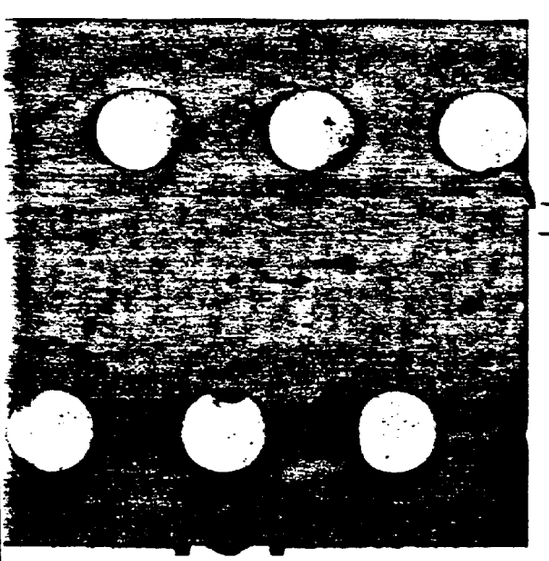
STATE OF TENNESSEE - JUNE E. ATKINSON - NOTARY PUBLIC - DAVIDSON COUNTY - MY COMMISSION EXPIRES AT LARGE

FILED JUL 31 PM 2:50
RICHARD Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIF. ↑ REFERENCE 0084135

5659 07/31 0101 03CHECK 208.80





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9745 PG 723

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 54000.00
CON TX 199.80
PRFEE 1.00
WDEED 8.00
TOTAL 208.80
CHECK 208.80

07/31/95 01 14:40 0001 6659

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00841 35
IDENTIF. ↑ REFERENCE

95 JUL 31 PM 2:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 935705