BK/ 10188 PG 42

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF August, 19 96

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
LAW OFFICE OF RICHARD MANSON, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Arthur Steve Yokley, Sr. (NAME) | Citizens Savings Bank (NAME) | 133-16-214 |
| 4878 Shasta Drive (ADDRESS) | 1917 Heiman Street (ADDRESS) | |
| Nashville, TN 37211 (CITY) (STATE) (ZIP) | Nashville, Tennessee 37208 (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Melba Glass Clements and wife, James Winston Clements

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Arthur Steve Yokley, Sr. and wife, Jacqueline G. Yokley

HEREINAFTER CALLED THE GRANTEES, THEIR 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 3 on the Plan of the Resubdiision of Reserve Parcel 200, Section Two, Welch Meadows, as of record in BOok 4350, Page 98, Register's Office for said County, to which plan reference is made for a more particular description.

Being the same property conveyed to Mary Belle Midgett Tyson by deed from Dalton Apartments, Inc., a Georgia Corporation and Free Will Baptist Foreign Missions Board, Inc., a Tennessee Corporation, of record in Book 4767, Page 38, Register's Office for said County.

Also, being the same property conveyed to Harry H. Kemp, a one-half undivided interest by deed from Mary Belle Tyson, unmarried, of record in Book 5042, Page 140, Register's Office for said County.

Also, being the same property conveyed to Mary Belle Midgett (Tyson), a one-half undivided interest by deed from David Kemp, married and Luanne Kemp, unmarried, Heirs at Law of Harry H. Kemp, of record in Book 6354, Page 616, Register's Office for said County.

The said Mary Belle Midgett having since died and her Will of record in Will Book 206, Page 709, Davidson County Probate Clerk's Office, having devised the

CONTINUED

This is unimproved ( ) improved (X) property, known as 4878 Shasta Drive, Nashville, TN 37211 (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 28th day of August 19 96

Melba Glass Clements
Melba Glass Clements

James Winston Clements
James Winston Clements

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 Melba Glass Clements and wife, James Winston Clements

the bargainor s, 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, this 28th day of August, 1996.

Commission expires July 24, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

0224139
IDENTIF. ↑ REFERENCE

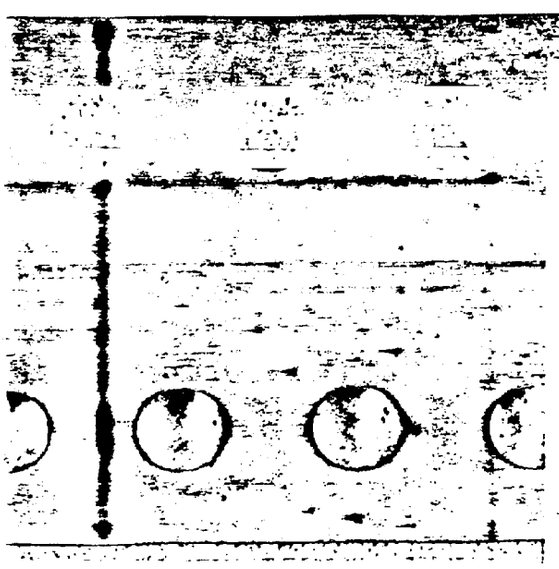
96 SEP 11 PM 2:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

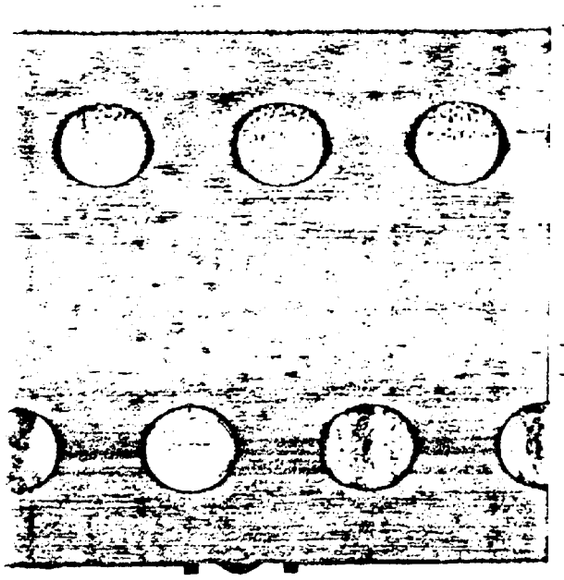
LEGAL DESCRIPTION CONTINUATION

BOOK 10188 PG 44

subject property to Melba Glass Clements.

7293 09/11 0101 03CHECK 272.00





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

RECEIVED OF _____

FOR _____

BOOK 10188 PG 45

| | | |
|---|---|---|
| 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 70000.00
CON TX 259.00
PRFEE 1.00
WDEED 12.00
TOTAL 272.00
CHECK 272.00
09/11/96 01 15:03 0001 7293

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0224139
IDENTIF. # REFERENCE

96 SEP 11 PM 2:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1029758