Pg. 10959:980

WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(36757)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 86,400.00
Margaret C. Major
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS
29th DAY OF May, 98

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO.	MAP-PARCEL NUMBERS
Margaret C. Major (NAME)	SouthTrust Mortgage Corporation (NAME)	133-3-88
154 McCall Street (ADDRESS)	100 Office Park Drive (ADDRESS)	6DA-55917
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Birmingham, AL 35223 (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, Stephanie Kellie Warren Buckley, f/k/a Stephanie Kellie Warren and husband, Al Buckley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Margaret C. Major and Christine Harris JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, NOT AS CH

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:

Being Lot No. 4 on the Plan of McMillan Heights, as of record in Book 2083, Page 20, Register's Office for said County, to which Plan reference is hereby made for a more complete and accurate legal description.

~~Being the same property conveyed to the Grantor(s) by deed of even date being recorded simultaneously herewith.~~

BEING the same property conveyed to Stephanie Kellie Warren by deed from Phillip D. Warren of record in Book 8398, Page 619; and by deed from Jeffrey Lee Wilson and wife, Teresa M. Wilson of record in Book 7736, Page 870, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

The said Stephanie Kellie Warren is now known as Stephanie Kellie Warren Buckley.

Al Buckley, husband of Stephanie Kellie Warren Buckley, joins in this Warranty Deed only for the purpose of conveying such marital rights is any that he may have in and to said property.

unimproved ( )
This is improved (X) property, known as 154 McCall Street, 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 my hand this 29th day of May, 19 98.

Stephanie Kellie Warren Buckley

Al Buckley

Book 10959 Page 981

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 Stephanie Kellie Warren Buckley, f/k/a Stephanie Kellie Warren and husband, Al Buckley

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they ~~SHE~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of May, 98

Commission expires 11/28/97

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_____.

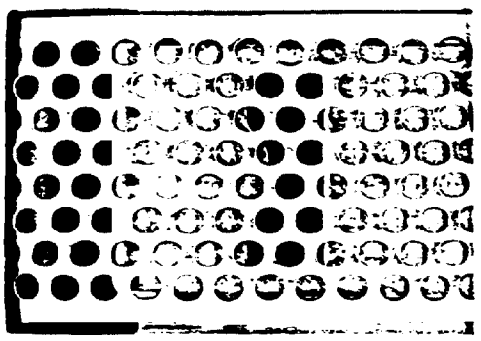
My commission expires _____

_____
Notary Public

04455565

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5438 06/03 0101 03CHECK 328.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

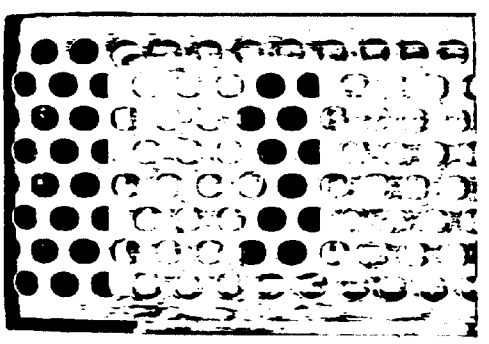
BOOK 10959 982

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 86400.00
CON TX 319.68
PRFEE 1.00
WDEED 8.00
TOTAL 328.68
CHECK 328.68
06/03/98 01 13:24 0001 5438

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0445565
IDENTIFICATION REFERENCE
98 JUN-3 PM 1:22

No. 1301361