BOOK 11191 PAGE 170

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 182,500.00

James Joseph Vaughan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF October 19 98

Notary Public

MY COMMISSION EXPIRES: 4/16/2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Wilson & Weiss Title Associate, 7100 Executive Center Dr. #150, Brentwood, TN 37027

B-0369

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Joseph Vaughan (NAME)	FT Mortgage Companies dba First (NAME)	160-2-19
823 Nanearle Place (ADDRESS)	P.O. Box 146 (ADDRESS)	
Nashville, Tennessee 37220 (CITY) (STATE) (ZIP)	Memphis, TN 38101 (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, B. H. Clark and Kaye Adams Clark, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Joseph Vaughan

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 the 7th Civil District of Davidson County, Tennessee, being Lot "C" on the Plan of the re-subdivision of Lot Nos. 27 and 28, Forest Acres, Section 3, of record in Book 2330, Page 7, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being that same property conveyed to B. H. Clark and Kaye Adams Clark, husband and wife by deed from James F. Crowell, Jr. of record in Book 7675, Page 622, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

0508858
IDENTIF. ✦ REFERENCE

98 NOV -5 AM 10:43
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

3086 11/05 0101 03CHECK 690.25

unimproved ( )
This is improved (X) property, known as 823 Nanearle Place, Nashville, Tennessee 37220
(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 hands this 28th day of October, 19 98

X B. H. Clark
B. H. Clark

X Kaye Adams Clark
Kaye Adams Clark

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named B. H. Clark, Jr. and Kaye Adams Clark, husband and wife

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 Brentwood, Tennessee this 16th day of October 19 98.

Commission expires 12/16/99

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

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

STATE OF TENNESSEE
COUNTY OF

On this, _____ day of _____, 19 ____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19 ____

My commission expires _____

Notary Public

My commission expires _____

Notary Public

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WARRANTY DEED

FROM

B. H. Clark and Kaye Adams Clark,
husband and wife

TO

James Joseph Vaughan

RETURN TO:

Wilson & Weiss Title Associate
7100 Executive Center Dr. #150
Brentwood, TN 37027

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 182500.00
CON TX 675.25
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 690.25
CHECK 690.25

11/05/98 01 10:44 0001 3086

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0508858
IDENTIF. # REFERENCE

98 NOV -5 AM 10:44

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1368223