WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(37465)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,500.00

William Ray Byrd
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF December 19 98

Notary Public

MY COMMISSION EXPIRES 9/8/2002
(AFFIX SEAL)

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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
William Ray Byrd (NAME)	First Union Mortgage Corporation (NAME)	83-2-32
1424 McKennie Avenue (ADDRESS)	1100 Corporate Center Drive (ADDRESS)	27W-24255
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Raleigh, NC 27607-5066 (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, **RALPH EDWARD WEST, HARRY W. WEST, ROBBIE KEMP, JACK D. WEST, JIMMY S. WEST, LARRY W. WEST and STEVE A. WEST, BEING ALL OF THE HEIRS AT LAW OF LILLIE MAI WEST, deceased** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Ray Byrd, an unmarried man

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 No. 7 on the Plan of H. M. Doak's Subdivision, as of record in Book 332, Page 22, Register's Office for said County.

Said Lot No. 7 fronts 50 feet on the south side of McKennie Avenue and runs back between parallel lines 192 feet to an alley.

BEING the same property conveyed to Lillie Mai West by deed from James H. Huffines and Charles F. Huffines of record in Book 4109, Page 837, Register's Office for Davidson County, Tennessee.

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

The said Lillie Mai West has since died. Ralph Edward West, Robbie Kemp, a/k/a Robbie West Kemp, Harry W. West, Jack D. West and Jimmy S. West are the surviving sons and daughters. Barry Hart West, brother of the aforementioned children, died, leaving two sons, Larry W. West and Steve A. West. These are all of the heirs at law of the decedant and by their signatures hereto, Grantors acknowledge that this is to serve as their Affidavit of Heirship having been a sworn acknowledgment.

unimproved ( )
This is improved (X) property, known as 1424 McKennie Avenue, Nashville, TN 37206
(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 22nd day of December, 19 98

(SEE ATTACHED SIGNATURE PAGE)

Ralph Edward West
Ralph Edward West,

Harry W West
HARRY WEST

Robbie Kemp BY Ralph Edward West
ROBBIE KEMP by Ralph Edward West as atty. in fact

Jack D West BY Ralph Edward West
JACK D. WEST by Ralph Edward West as atty. in fact

Jimmy S West BY Ralph Edward West
JIMMY S. WEST by Ralph Edward West as atty. in fact

Larry W. West BY Ralph Edward West
LARRY W. WEST by Ralph Edward West as atty. in fact

Steve A West BY Ralph Edward West
STEVE A. WEST by Ralph Edward West as atty. in fact

[redacted]
RALPH H. HEARD by Ralph Edward West as atty. in fact

Harry W West
HARRY W. WEST by ~~Ralph Edward West as atty. in fact~~

1592 01/12 0101 03CHECK 268.1

05535709
IDENTIF. & REFERENCE

99 JAN 12 AM 10:31

ALL TAXES PAID
DAVIDSON COUNTY, TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

State of Tennessee
County of DAVIDSON

On this the 22ND day of DECEMBER, 1998, before me personally appeared RALPH EDWARD WEST [redacted] to me known to be the person who executed the foregoing instrument in behalf of **(SEE ABOVE) as THEIR Attorney in Fact, and acknowledged that HE executed the same as the free act and deed of the said **(SEE ABOVE).

Witness my hand and official seal at NASHVILLE this the 22ND day of DECEMBER, 1998.

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public

My Commission Expires:
9/28/2002

State of Tennesse
County of Davidson

On this 22nd Day of December, 1998, before me personally appeared RALPH EDWARD WEST, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed. Witness my hand and official seal.

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public

My Commission Expires:
9/28/2002

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11293 PAGE 687

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CAMT	69500.00
CON TX	257.15
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	268.15
CHECK	268.15

01/12/99 01 10:32 0001 1592

0535709
IDENTIF. ↑ REFERENCE

99 JAN 12 AM 10:31

REGISTER
DAVIDSON COUNTY, TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1411044