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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,500.00

Patrick J. Kennedy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF October, 1985

Notary Public

MY COMMISSION EXPIRES: 11-19-86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Patrick J. Kennedy, Attorney, North Harding Mall, Nashville, Tenn. 37211
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Geneva M. Byrd (NAME)	Noel-Palmer Mortgage Company (NAME)	MAP: 96-14
832 Allen Road (STREET ADDRESS OR ROUTE NUMBER)	2114 Parkway Towers (STREET ADDRESS)	PAR. 149
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

FOR AND IN 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, David M. Birchett and Barbara F. Boyd Birchett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Geneva M. Byrd

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. 708, on the Plan of Cloverhill Section IX of record in Plan Book 2331, page 44, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to David M. Birchett and wife, Barbara Frances Birchett by deed from Alfred Warren Pistole and wife, Virginia Graham Pistole of record in Book 4886, page 642, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 2145, page 262, made applicable to Section IX in Book 2401, page 227, said Register's Office for Davidson County, Tennessee; easements and setback lines set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

As part of the above consideration, the Grantee(s) herein, assumed and agree to pay the unpaid balance owing on a certain note, executed by the Grantor(s) herein to Noel-Palmer Mortgage Company in the original principal amount of $22,300.00, of record in Book 4886, page 644, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XXX) property, known as 832 Allen Road, Nashville, Tennessee 37214
(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 8TH day of October, 1985.

David M. Birchett
DAVID M. BIRCHETT

Barbara Boyd Birchett
Barbara Boyd Birchett

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Patrick J. Kennedy, a Notary Public in and for said County and State, the within named David M. Birchett and Barbara F. Boyd Birchett

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Davidson Cty, Tennessee, this 8TH day of October 19 76

Commission expires May 13, 1979. Patrick J. Kennedy
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM
DAVID M. DIRCHETT and
Barbara Boyd Birchett

TO
GENEVA M. BYRD

D 32170

IDENTIF. REFERENCE

JAN 15 8 45 AM '76

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN 15 76	CONV	25,500.00			
JAN 15 76	S'TAX		B*	66.30	
JAN 15 76	PR'FEE		B*	.50	
JAN 15 76	W'DEED		B*	4.00	* 70.80