ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Lee Beaman	Same	Map 145-2
(NAME)	(NAME)	
5883 Fredericksburg Drive		Par 30
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 5621 PAGE 582

For and in consideration of the sum of Two Hundred Forty Thousand ($240,000.00) DOLLARS

cash in hand paid and for other good and valuable considerations,

the receipt of which is hereby acknowledged,

I, Patricia Corbell Bryant ("Grantor")

have bargained and sold, and by these presents do transfer and convey unto the said Lee Beaman

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Laurel Ridge, Section 2, as of record in Book 3600, page 8, Register's Office for said County, described as follows: Beginning on the northerly margin of Fredericksburg Drive at the corner of lots Nos. 6 and 13; thence with the line between said two lots northwardly 385.9 feet; thence with the line between lots Nos. 6, 12 and 13 eastwardly 265.2 feet to the corner of lots Nos. 6 and 7; thence with the line between said two lots as follows; North 5°02' east 236.4 feet, north 84°58' west 99.3, and north 28°37' west 359 feet; thence south 5°02' west 965 feet to the northerly margin of said Fredericksburg Drive; thence with same eastwardly 36.5 feet to the beginning, containing 2.73 acres, more or less.

Being the same real property conveyed to Patricia Corbell Bryant by deed from Hugh M. Dozier, Sr. and wife, Anne S. Dozier, of record in Book 4720, page 155, Register's Office for Davidson County, Tennessee.

This property is subject to a lien for 1980 property taxes, which have been prorated at closing and assumed by the Grantee herein.

This property is further subject to the Restrictive Covenants of Record in Book 3613, page 451, Register's Office for Davidson County, Tennessee and the owner's Certificate in the Plan of record in Book 3600, page 8, said Register's Office, which provides for a 10 foot easement for public utility and drainage purposes along the westerly line of the lot, and a 10 foot drainage easement along the southerly line of the lot and a note stating minimum building setback lines not shown thereon to be set by the City of Forrest Hills upon request.

unimproved ( )
This is improved (X) property, known as 5883 Fredericksburg Drive (House Number) (Street)
Nashville, Tennessee 37215
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 7th day of July, 19 80.

X [signature]

PATRICIA CORBELL BRYANT

BOOK 5621 PAGE 583

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 Patricia Corbell Bryant

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of July, 1980.

My commission expires April 17, 1983 Notary Public Marilyn D. Haines

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 240,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Lee A. Beaman

Sworn to and subscribed before me this 7th day of July, 1980.

My commission expires April 17, 1983 Notary Public Marilyn D. Haines

Craig V. Gabbert, Jr. This instrument was prepared by:
Harwell Barr Martin & Sloan, 400 Home Federal Building, Nashville, Tennessee
Name Address 37219

WARRANTY DEED
FROM PATRICIA CORBELL BRYANT
TO LEE BEAMAN

F. 96455

IDENTIF. REFERENCE

JUL 7 3 19 PM '80

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

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

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

RECEIVED OF _____

FOR _____

BOOK 5621 PAGE 584

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
			2400[illegible].00- CO	
			624.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 630.50-	
8136407/07/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 96455

IDENTIF. REFERENCE T

JUL 7 3 19 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 766479