THIS INSTRUMENT PREPARED BY:
P. V. Jackson, III, Attorney
2nd Fl., Ambrose Bldg.
162 Fourth Ave. N.
Nashville, Tn. 37219

mail

WARRANTY DEED

BOOK 5714 PAGE 289

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
P. V. Jackson III (NAME)	Same (NAME)	7DA-71857
59 Richmeade Place 401 Bowling Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	104-13A-62
Nashville, TN 37205 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

1655

02/25 300.00 CHECK

For and in Consideration of the sum of TEN AND 00/100 (10.00) ---------- *DOLLARS*

cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged; we, HOWELL E. WARNER III and wife, NORMA W. WARNER,

FEB 25 | 49 PM '81
FELIX Z. ROBINSON II REGISTER
DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

C 30734

have bargained and sold, and by these presents do transfer and convey unto the said P. V. JACKSON III and COLE FOSTER JACKSON,

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Building Site No. 62 on the Plan of Richmeade Place, Section IV, as shown on a Plat of Record in Book 5210, Page 16, Register's Office for said County, reference to which Plat is hereby made for a more complete and accurate description of said property, together with one membership in Richmeade Place Home Owners Association, Inc., a not-for-profit corporation of the State of Tennessee, and all obligations and privileges thereunto belonging or in anywise appurtaining to said membership.

Being the same property conveyed to Howell E. Warner III, et ux, by deed from Sheridan Construction Company, a Tennessee corporation, of record in Book 5285, Page 914, Register's Office for Davidson County, Tennessee.

This conveyance is made and accepted by the Grantees herein subject to the Declaration of Covenants, Conditions, and Restrictions as recorded in Book 4941, Page 637, and as amended in Book 5036, Page 338, and Book 5036, Page 340; First Supplemental Declaration of Covenants, Conditions, and Restrictions as recorded in Book 5019, Page 946, and re-recorded in Book 5039, Page 256; Second Supplemental Declaration of Covenants, Conditions, and Restrictions recorded in Book 5094, Page 473; and by instrument of record in Book 5213, Page 945, et seq., the Bylaws of Richmeade Place Home Owners Association, Inc., recorded in Book 4941, Page 689, et seq., were amended as set out in said amendatory instrument; and Third Supplemental Declaration of Covenants, Conditions, and Restrictions recorded in Book 5238, Page 385, all in the Register's Office for Davidson County, Tennessee.

Taxes for 1981 to be pro rated and assumed by Grantees.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $112,500.00

Subscribed and sworn to before me, this the 6th day of February, 1981

Howell E. Warner III (Affiant)

My commission expires: October 18, 1981 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 401 Bowling Avenue, Nshville, TN 37205
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said P. V. Jackson III and Cole Foster Jackson, 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.*

And Howell E. Warner III and wife, Norma W. Warner, *do further covenant and bind* themselves, their *heirs and representatives, to warrant and forever defend the title to the said land to the said* P. V. Jackson III and Cole Foster Jackson, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 6th *day of* February, *1981, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

THIS INSTRUMENT PREPARED BY:
O. B. Hofstetter, Jr., Attorney
Home Federal Tower, 5th Floor
230 Fourth Avenue North
Nashville, TN 37219

Howell E Warner

Norma W. Warner

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* Howell E. Warner III and wife, Norma W. Warner,

.....

.....

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

Witness my hand and official seal at Nashville, *Tennessee, this* 6th *day of* February, *19* 81.

....., *Notary Public.*

Commission Expires 12/8/81.

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*.....

.....

.....

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

Witness my hand and official seal at....., *this*..... *day of*....., *19*.....

....., *Notary Public.*

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared*....., *with whom I am personally acquainted, and who, upon oath, acknowledged*.....*self to be*..... .....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such*....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by*.....*self as*.....

Witness my hand and seal, at office in.....,
this.....*day of*....., *19*.....

.....
Notary Public

Commission Expires.....

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5714 PAGE 292

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

112500.00- CO
292.50 CO TX
.50 PRFEE
9.00 WDEED
CHECK 302.00-
1655A02/25/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

330734

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IDENTIF. REFERENCE

FEB 25 1 49 PM '81

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

No. 808482