450 08/04 104.78- CHECK

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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 $

$ 37,800.00 Neil E. Jackson, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd. DAY OF August, 19 81

Patricia E. Clark
Notary Public

MY COMMISSION EXPIRES: 4/21/85
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Neil E. Jackson, Jr. etux Dorothy M. Jackson, Jr.	SAME	96/5
241 Bermuda Drive (STREET ADDRESS OR ROUTE NUMBER)	(NAME)	186
Nashville, TN. 37214 (CITY) (STATE) (P. O. ZIP)	(STREET ADDRESS) (CITY) (STATE) (ZIP)	3DZ-157902

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~~ I, Herbert B. Mann

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Neil E. Jackson, Jr. and wife, Dorothy M. Jackson, as tenants by the entirety.

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:

BEING Lot No. 65 on the Map of Donelson Heights, as of record in Book 1424, Page 35, Register's Office for said County. Said Lot No. 65 fronts 100 feet on the north side of Hasting Road and runs back between lines 152.59 feet on the west line, 158.85 feet on the east line to a dead line in the rear on which it measures 99.34 feet.

BEING the same property conveyed to Herbert B. Mann by Quitclaim deed from Herbert D. Mann etal Samuel S. Mann of record in Book 5724, Page 874, Register's Office for said County.

THE plan of record in Book 1424, Page 35, said Register's Office, shows an Owner's Certificate, a 40 foot minimum building setback line from Hasting Road and a 10 foot easement for public utility purposes along the rear line(s) of said lot.

THIS conveyance is subject to any and all easements of record, Register's Office for said County.

THE Taxes for 1981 have been pro-rated and assumed by the GRANTEES.

THIS instrument is executed on behalf Herbert B. Mann by Samuel S. Mann as his Attorney in Fact persuant to a General Power of Attorney which is of record in Book 5724, Page 873, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2807 Hastings 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 seised 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 30th. day of July, 19 81

Herbert B. Mann By Samuel S. Mann

Herbert B. Mann by Samuel S. Mann as his
Attorney in Fact

STATE OF TENNESSEE
Davidson County

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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 _____, Tennessee, this _____ day of _____ 19___

Commission expires _____

_____
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
Herbert B. Mann

TO
Neil E. Jackson Jr. and wife,
Dorothy M. Jackson

G 5.3.7-2 5

IDENTIF. REFERENCE

AUG 4 10 44 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Samuel S. Mann, with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of Herbert B. Mann as his attorney in fact as the free act and deed of the within named Herbert B. Mann.

Witness my hand and official seal at Nashville, Tennessee, the 30th. day of July, 1981.

My Commission expires: 4/21/85

Steven E. Clark
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

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
			37800.00- CO	
			98.28 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 104.78-	
0450A08/04/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 5.3.7.25

IDENTIF. REFERENCE T

AUG 4 10 44 AM '81
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 836225