3

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $365,000.00

James W. Stewart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF September, 19 81.

Notary Public

MY COMMISSION EXPIRES: 11-17-84

(AFFIX SEAL)

BOOK 5798 PAGE 656

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & SPICER, ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. Stewart (NAME)	First American Bank of Nashville, N.A. (NAME)	130-14-23
4409 Tyne Blvd. (STREET ADDRESS OR ROUTE NUMBER)	First American Center, Real Estate Group (STREET ADDRESS)	
Nashville, Tn 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	BM 9240

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, William J. Anderson, III and wife, Sally Smith Anderson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James W. Stewart and wife, Sibyl D. Stewart

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 a portion of Lot No. 2, Block 1, on the plan of a portion of T. J. Tyne's Tract, of record in Book 547, page 188, said Register's Office; and an adjoining tract of Land being a portion of a tract of land marked "Reserved" on the Plan of Chickering Hills Subdivision, Section One, of record in Book 2331, page 8, said Register's Office, described according to a September 14,1981 survey by John B. Kohl, III, Tennessee Registered Land Surveyor No. 100, as follows:

BEGINNING at a point in the southwesterly margin of Tyne Boulevard, at the common front corners of Lots 2 and 3 of said T. J. Tyne's Subdivision said point also being the northwesterly corner of the property conveyed to Frances O. Brown, of record in Book 5742, page 117, said Register's Office; thence leaving the southwesterly margin of Tyne Boulevard with Brown's westerly line, southwardly 414.24 feet to the northerly line of said "Reserved" tract of the Chickering Hills Subdivision, thence southeastwardly 22.44 feet to a point; thence S 28° 28' W 140 feet, more or less, to the center of Richland Creek; thence with said creek, northwestwardly 115 feet, more or less, to a point; thence N 21° 37' E 133.8 feet to a point in the southerly line of Lot 2 of said T. J. Tyne's Subdivision; thence with said line northwestwardly 50 feet, more or less, to the southwesterly corner of said Lot 2; thence northeastwardly 425.0 feet to the southwesterly margin of Tyne Boulevard; thence with said margin, southeastwardly 212.5 feet to the point of beginning.

BEING a part of the same property conveyed to William J. Anderson, III by deed from Peggy W. Steine of record in Book 5257, page 918, and being the same property conveyed to William J. Anderson, III **

This is (unimproved) (XX improved) property, known as 4409 Tyne Blvd., Nashville, TN 37215 (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 our hand s this 22nd day of September, 19 81

William J. Anderson, III

Sally Smith Anderson

STATE OF TENNESSEE
Davidson County

BOOK 5798 PAGE 657

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William J. Anderson, III and wife, Sally Smith Anderson

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 22nd day of September 19 81

Commission expires 10/15/83

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
William J. Anderson, III

TO
James W. Stewart

G 61419

IDENTIF. REFERENCE

SEP 25 12 11 PM '81

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

return to: box 1, box 8

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

**by deed from Frances O. Brown, and husband, Howard E. Brown of record in Book 5742, page 114, both in said Register's Office.

THE property herein conveyed is subject to restrictive covenants of record in Book 1969, page 518, and Book 2335, page 606, and released and amended in Book 3647, page 377, said Register's Office, and to the matters set forth in the above described plan of record.

CHECK
09/25 955.50-

9892

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

RECEIVED OF _____ BOOK 5798 PAGE 658

FOR _____

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
			365000.00- CO	
			949.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	955.50-
			9892A09/25/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G61419

IDENTIF. REFERENCE

SEP 25 12 11 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 845314