THIS INSTRUMENT PREPARED BY: BUCHANAN & EDWARDS, Attorneys at Law
271 West Main Street, Hendersonville, TN 37075

2091 10/08 152.10- CHECK

WARRANTY DEED BOOK 5804 PAGE 912

NEW OWNER(S):	SEND TAX BILLS TO:	MAP PARCEL NUMBERS:
KELSIE JAMES BEAVERS, JR., ET UX, CATHY JEAN BEAVERS 625 Netherlands Drive Hermitage, TN 37076	SAME	Map 75-11 Parcel 103 4D 67443

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, WILLIAM WADE MANNING, hereinafter referred to as Grantor, has this day bargained and sold, and does hereby transfer and convey unto the said KELSIE JAMES BEAVERS, JR. and wife, CATHY JEAN BEAVERS, hereinafter referred to as Grantees, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 216 on the Plan of Highlands of Tulip Grove, Section 3, which is of record in Plat Book 4675, page 140, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to David W. Manning and wife, Betsy B. Manning, by deed from Richard A. Savely and wife, Patricia K. Savely, of record in Book 5651, page 764, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4793, page 157; Book 4849, page 767; Book 5020, page 58; and Book 5028, page 357, Register's Office for Daivdson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

BETTE JO MANNING, wife of William Wade Manning, joins in this conveyance for the purpose of conveying any interest she may have in said property.

This is improved property, known as: 625 Netherlands Drive, Hermitage, TN

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEES, their successors, heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as of record. I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons.

WITNESS my hand this 7th day of October, 1981, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William W. Manning
WILLIAM WADE MANNING

Bette Jo Manning
BETTE JO MANNING

STATE OF TENNESSEE)
COUNTY OF Sumner)

The actual consideration or value, whichever is greater, for this transfer is $ 56,000.00 .

AFFIANT

Subscribed and sworn to before me,
this 7th day of October, 1981.

NOTARY PUBLIC

My Commission Expires: 1-15-83

STATE OF TENNESSEE)
COUNTY OF Sumner)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM WADE MANNING and wife, BETTE JO MANNING, the within named 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 Hendersonville, Tennessee, this 7th day of October, 1981.

NOTARY PUBLIC

My Commission Expires: 1-15-83

WARRANTY DEED

FROM

WILLIAM WADE MANNING

TO

KELSIE JAMES BEAVERS, JR.,
ET UX, CATHY JEAN BEAVERS

G 6 3 2 4 7.

IDENTIF. REFERENCE

OCT 8 11 57 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

LAW OFFICES OF
BUCHANAN & EDWARDS
271 West Main Street
P. O. Box 1045
Hendersonville, TN 37075
615/822-0431

THIS INSTRUMENT PREPARED
SUBJECT TO INFORMATION
PROVIDED BY THE PARTIES

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5804 PAGE 914

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

56000.00- CO
145.60 CO TX
.50 PRFEE
6.00 WDEED
CHECK 152.10-
2091A10/06/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G63247

IDENTIF. REFERENCE

OCT 8 11 57 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 847432