JIM CASSETTY REALTY
901 WEST MAIN
HENDERSONVILLE, TENN. 37075

Prepared by: Bone & Woods, P.C.
Tenth Floor
US Bank Building
Nashville, Tennessee 37219

BOOK 5936 PAGE 704

ADDRESS NEW OWNER:	SEND TAX STATEMENTS TO:	MAP-PARCEL NO.
James B. Cooper, Sr., et ux	211 Cumberland Hills Drive	26-16 29
211 Cumberland Hills Drive	Madison, Tennessee 37115	10D 43965
Madison, Tennessee 37115		

WARRANTY DEED

THIS DEED made this 13th day of September, 1982, by and between J. Milton Irvin, Conservator for the estate of Thelma Brown Denton (hereinafter referred to as "party of the first part") and James B. Cooper, Sr. and wife, Nealine L. Cooper (hereinafter referred to as "party of the second part"):

Party of the first part, by virtue of the power and authority given in and by a Decree of the Honorable Shelton Luton, Judge, Probate Court for Davidson County, Tennessee, dated October 20, 1981, a copy of which is herewith attached and expressly incorporated herein, and in consideration of Ten Dollars ($10.00) lawful money of the United States paid by the party of the second part, the receipt and sufficiency of which is hereby acknowledged, party of the first part does hereby grant, convey, sell, and release unto party of the second part, their heirs and assigns, forever certain real property located in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 61 on the Plan of Mansker Meadows, Section III, as of record in Book 2900, page 26, Register's Office for Davidson County, Tennessee.

Said Lot No. 61 fronts 115 feet on the easterly side of Cumberland Hills Drive and runs back between lines 416.15 feet on the northerly line and 419.63 feet on the southerly line to a dead line, and measures 115.18 feet thereon.

Being the same property conveyed to Curtis E. Denton and wife, Thelma B. Denton, by deed from E. R. Phillips and Gladys Phillips of record in Book 3026, page 335, Register's Office for Davidson County, Tennessee. The said Curtis E. Denton has since died and J. Milton Irvin has been appointed Conservator for the estate of Thelma Brown Denton by Decree of the Probate Court in Minute Book 274, page 184 of the Probate Court for Davidson County, Tennessee.

Together with the appurtenances and also all the estate which the said Thelma Brown Denton had at the time of this conveyance, according to a Decree approving sale which is attached hereto and incorporated herein, and also the estate which Thelma Brown Denton had at the time of the filing of the proceedings in Probate Court for Davidson County, Tennessee, and also the estate therein which the party of the first part has or has power to convey or dispose of as Conservator of the estate of the said Thelma Brown Denton. Said Conservator of the estate of Thelma Brown Denton conveys said property to the party of the second part by virtue of the power and authority given in and by a Decree of the Honorable Shelton Luton, Judge of the Probate Court for Davidson County, Tennessee, dated August 6, 1982.

IN WITNESS WHEREOF, the party of the first part has hereunto set his hand the day and year first above written.

J. Milton Irvin, Conservator

J. MILTON IRVIN, as and only as Conservator for the estate of Thelma Brown Denton and not individually

Jim Cassetty
REALTORS
824-0100

STATE OF TENNESSEE

BOOK 5936 PAGE 705

COUNTY OF Davidson

Personally appeared before me, Jimmy L. Cassetty, a Notary Public in and for said County and State, the within named J. Milton Irvin, Conservator for the estate of Thelma Brown Denton, the within named barganor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes herein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13 day of September, 1982.

NOTARY PUBLIC

My Commission Expires: August 30, 1983

Jim Cassetty REALTOR 824-0160

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $67,900.00.

James B. Cooper SR.

Subscribed to and sworn to before me, this 9th day of September, 1982.

Jimmy L. Cassetty
Notary Public

My Commission Expires: August 30, 1983

JIM CASSETTY REALTY
901 WEST MAIN
HENDERSONVILLE, TENN. 37075

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

PUSH

H 0 8 2 2 1

IDENTIF. REFERENCE

SEP 13 3 48 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5936 PAGE 706

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
			67900.00- CO	
			176.54 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 183.04-	
			8512A09/13/62 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 0 8 2 2 1

T. IDENTIF. REFERENCE

SEP 13 3 48 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 924699