OFFICIAL RECEIPT

FILE BOX 3 BOOK 6002 PAGE 678

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Randolph S. Eade
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF FEBRUARY, 19 83

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON – 295 PLUS PARK BOULEVARD, SUITE J – NASHVILLE, TN 37217

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Randolph S. Eade	Third National Mortgage Company	MAP 142-10
(NAME)	(NAME)	
7201 Green Meadow Lane	P.O. Box 2628	PARCEL 95
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37221	Nashville, Tennessee 37219	9D-24438
(CITY) (STATE) (P.O.ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Carden Company, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Randolph S. Eade and wife, Nancy R. Eade

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OR LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT.

BEING Lot No. 21 on the plan of Green Meadows Subdivision, Section 1, as of record in Book 5050, Page 92, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING on the southerly margin of Baugh Road at the common corner's of Lots Nos. 21 and 22; thence with the line between said two lots south 0 deg. 22' 20" West 129.25 feet; thence south 80 deg. 32' 56" west 100 feet to the easterly margin of Green Meadows Lane; thence with the easterly margin of the same northerly 114.61 feet to the beginning of a curve; thence around said curve in a northeastwardly direction 39.27 feet to a point in the southerly margin of Baugh Road; thence with the southerly margin of said Baugh Road eastwardly 100.82 feet to the beginning.

BEING the same property conveyed to Carden Company, Inc. by deed from Robert B. Hendley and D. C. Whiteside of record in Book 5969, Page 474, Register's Office for said County.

THIS conveyance is subject to Restrictive Covenants of record in Book 5376, Page 552, Register's Office for said County.

THIS conveyance is subject to a 30 foot Minimum Building Setback Line from Baugh Road, a 15 foot Minimum Building Setback Line from Green Meadow Lane, an overhang easement along the westerly portion, and a 10 foot Public Utility and Drainage Easement along the southerly margin.

This is unimproved ( ) improved (XX) property, known as 7201 Green Meadow Lane (House Number) (Street) Nashville, Tennessee 37221 (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 heir 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 my hand this 3RD day of FEBRUARY, 19 83

Carden Company, Inc.

BY: Gary Carden
Gary Carden President

BY:

OFFICIAL RECEIPT

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 } County of Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Gary Carden and _____ with whom I am personally acquainted and who upon his oath acknowledged himself to be the President and _____ respectively of the Carden Company, Inc. the within named bargainer, and corporation, and that (he) as such President and _____, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Gary Carden as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville on this the 3rd day of FEBRUARY 19 83.

My commission expires 10-20-85

Patricia Ann Johnson
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

FROM
Carden Company, Inc.

TO
Randolph S. Eade

H 29650

IDENTIF. REFERENCE

FEB 4 1 51 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

EDWARD SEDDON
ATTORNEY - AT - LAW
295 Plus Park Blvd., Suite J
Nashville, Tennessee 37217

CHECK

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

RECEIVED OF _____

FOR BOOK 6002 PAGE 680

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

60000.00- CO
156.00 CO TX
.50 PRFEE
6.00 MDEED
CHECK 162.50-
5474A02/04/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H29650

IDENTIF. REFERENCE

FEB 4 1 51 PM '83

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

No. 927694