BOOK 6026 PAGE 869

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM ,

Willie K. Davis

TO

Michael Brignardello et ux

For draftsman's use

[illegible]
COLEMAN, LE ROY & BEINE
P. O. BOX 2707
NASHVILLE, TENN. 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael Brignardello et ux (NAME)	Same (NAME)	Map 127
7179 Washington (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 237
Memphis Tenn 38104 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

H 3 6 2 1 9

IDENTIF. REFERENCE

Mar 25 1 36 PM '83

REGISTER DAVIDSON COUNTY, TN

$ 16,000.00

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25th DAY OF March 1983.

Notary Public

MY COMMISSION EXPIRES: 4-21-85

(AFFIX SEAL)

For and in Consideration of the sum of TEN AND NO/100 ($10.00)---------- DOLLARS cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, WILLIE K. DAVIS, have bargained and sold, and by these presents do transfer and convey unto the said MICHAEL BRIGNARDELLO and wife, KAY BRIGNARDELLO, 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 Lot No. 47 on the Plan of Saddle Ridge, Section II, of record in Book 5200, page 367, Register's Office for Davidson County, Tennessee.

Beginning at a point on the southern margin of Saddle Ridge Trace, said point being a common corner with Lot 46; thence running North 51° 54' 21" East, a distance of 425 feet to a point, said point being in the rear line of Lot 41; thence running South 31° 25' 14" East, a distance of 116.50 feet to a point, said point being a common corner with Lots 40 and 41; thence running South 57° 7' 39" East, a distance of 284.33 feet to a point, said point being in the rear line of Lot 40 and a common corner with Lot 49; thence along the common boundary of Lot 49 running North 63° 18' 45" East, a distance of 422.95 feet to a point, said point being on the southern boundary of Saddle Ridge Trace, being the beginning of a curve to the right with a radius of 100 feet running a distance of 58.57 feet to a point; thence continuing through said point and along the margin of said Saddle Ridge Trace, a distance of 133.22 feet to a point; thence continuing through said point and continuing along the margin of Saddle Ridge Trace, a distance of 127.25 feet to a point, said point being the point of beginning.

Being part of the same property conveyed to Willie K. Davis, by deed from Willie K. Davis, Trustee, in Book 6002, page 79, and from G. William Davis, of record in Book 6002, page 84, Register's Office for said County.

This conveyance is made subject to restrictive covenants of record in Book 5660, page 823, Register's Office for Davidson County, Tennessee; owner's certificate, a 30-foot minimum building setback line from Saddle Ridge Trace and a 10-foot easement for public utility and drainage purposes along the northern, southeastern and southwestern lines of said lot, as shown on plan of record in Book 5200, page 367, Register's Office for Davidson County, Tennessee.

Grantees agree that they will, within twelve months of the date of the deed, commence construction of a residence upon the premises and shall upon commencement of construction, proceed in a diligent and timely manner to completion of construction. If Grantees fail or refuse to commence or diligently and timely proceed to completion of construction, Grantees shall reconvey the premises to Grantor at Grantor's option upon payment of $15,000.00.

This is unimproved (X) improved ( ) property, known as 7976 Saddle Ridge Trace and 7975 Narnia, Nashville, Tenn.
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MICHAEL BRIGNARDELLO and wife, KAY BRIGNARDELLO, their heirs and assigns, forever.

And I do covenant with the said Michael Brignardello and wife, Kay Brignardello, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except as hereinabove set forth and taxes for the year 1983, which are a lien but not yet due and payable, and the Grantees agree to assume and pay.

Barbara T. Davis, wife of the said Willie K. Davis, joins in the execution of this instrument for the purpose of conveying and releasing any rights which she might have by reason of the marital status.

And I, Willie K. Davis, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Michael Brignardello and wife, Kay Brignardello, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 28 th day of February, 19 83, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X Willie K. Davis
Willie K. Davis

X Barbara T. Davis
Barbara T. Davis

Form No. WD3b

BOOK 6026 PAGE 811

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Berrita H. Ahern, a Notary Public in and for said County and State, the within named Willie K. Davis and wife, Barbara T. Davis,

the bargainor, S., 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 28th day of February, 1983.

Berrita H. Ahern, Notary Public

Commission Expires 07-27-86

STATE OF
County of

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....., this.....

day of....., 19.....

....., Notary Public

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared .....,

with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be.....

.....of the.....,

the within named bargainor, a corporation, and that .....he as such .....,
being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by.....self as.....

Witness my hand and seal, at office in.....,

this.....day of....., 19.....

....., Notary Public.

Commission expires.....

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF BOOK 6026 PAGE 812

FOR

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

16000.00= CO
41.60 CO TX
.50 PRFEE
9.00 WDEED
CHECK 51.10-
5813A03/25/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 8 2 1 9

IDENTIF. REFERENCE

MAR 25 1 36 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 937686