File 41

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Robert Earl Allen, Jr. (NAME)	Same (NAME)	102-7-51
6641 Beacon Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37209 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 6045 PAGE 561

For and in consideration of the sum of Ten and 00/100 ($10.00) DOLLARS

paid in cash, and other good and valuable consideration received from the GRANTEES herein, including the agreement of said GRANTEES to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the Deed of Trust from Michael Ray Perkins, Sr. and wife, Judy D. Perkins to David B. Herbert, Trustee, of record in Book 5535, page 660, Register's Office for Davidson County, Tennessee;

MICHAEL RAY PERKINS, SR. and wife, JUDY D. PERKINS

have bargained and sold, and by these presents do transfer and convey unto the said ROBERT EARL ALLEN, JR. and wife, DEBORA TATE ALLEN

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 93 on the Plan of Charlotte Park, Section 26, of record in Book 3700, page 91, Register's Office for said County.

SAID Lot No. 93 fronts 75 feet on the southeasterly side of Beacon Lane and extends back between parallel lines 150 feet to a dead line.

BEING the same property conveyed to Michael Ray Perkins, Sr. and wife, Judy D. Perkins by deed from Eunice J. Pelham, unmarried, of record in Book 5535, page 657, Register's Office for Davidson County, Tennessee.

Margaret M. Allen hereby joins in the conveyance for the sole purpose of guarantying assumption and assums responsibility along with said GRANTEES in the payment of the loan payable to Eunice J. Pelham, of record in Book 5535, page 660, Register's Office for said County.

unimproved ( )
This is improved (XX) property, known as 6641 Beacon Lane, Nashville, Tennessee 37209
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 26th day of April 19 83.

Michael Ray Perkins Sr.
MICHAEL RAY PERKINS, SR.

Judy D. Perkins
JUDY D. PERKINS

Margaret M. Allen
MARGARET M. ALLEN

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael Ray Perkins, Sr. and wife, Judy D. Perkins and Margaret M. Allen

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 26th day of April, 19 83.

My commission expires July 21st, 1984 Notary Public Thomas D. Leighton

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 61,840.80
This is equal to or greater than the property would bring at a fair and voluntary sale.

Robert E Allen Jr

Sworn to and subscribed before me
this 26th day of April, 19 83.

My commission expires July 21st, 1984 Notary Public Thomas D. Leighton

This instrument was prepared by:	
Guaranty Escrow Services, 300 James Robertson Parkway, Nashville, Tennessee 37201	
Name	Address

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
BINKLEY & ARCHER ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM Michael Ray Perkins, Sr. and wife,

Judy D. Perkins

TO Robert Earl Allen, Jr. and wife,

Debora Tate Allen

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

FILED
APR 27 2 36 PM '83
REGISTER'S OFFICE

IDENTIF. REFERENCE

H 4 4 3 8 4

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6045 PAGE 563

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

61840.80- CO
160.68 CO TX
.50 PRFEE
6.00 WDEED
CHECK 167.18-
3312A04/27/63 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 4 3 8 4.

IDENTIF. T REFERENCE

APR 27 2 36 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 944951