OFFICIAL RECEIPT

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM
WILLIE K. DAVIS

TO
MICHAEL L. MATTHEWS ET UX

For draftsman's use

This instrument prepared by:
SCHULMAN, LE ROY & BENNETT, P.C.
P. O. BOX 2707
NASHVILLE, TENN. 37219

BOOK 6151 PAGE 856

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL L. MATTHEWS (NAME)	Same (NAME)	127-227
3352 Summerhill Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Bartlett, TN 38134 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

H 7 8 3 5 1

IDENTIF. REFERENCE

Oct 5 3 19 PM '83

FELIX Z. DAUGHTRY REGISTER DAVIDSON COUNTY, TN

RUSH

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 16,500 W K Matthews
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF October, 19 83

Janice H. Lebrade
Notary Public

MY COMMISSION EXPIRES: 10/31/86

(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.

CHECK

I, WILLIE K. DAVIS have bargained and sold, and by these presents do transfer and convey unto the said

MICHAEL L. MATTHEWS and wife, SHERRY P. MATTHEWS

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. 37 on the Plan of Saddle Ridge, Section II, of record in Book 5200, page 367, Register's Office for Davidson County, Tennessee.

3010

OFFICIAL RECEIPT

BOOK 6151 PAGE 857

Form No. WD3a

Beginning at a point on the western margin of Saddle Ridge Court, said point being a common front corner with Lot No. 36; thence running south 69° 31' 3" W, a distance of 313.40 feet to a point; thence running north 58° 21' 34" W, a distance of 159.16 feet to a point, said point being a common rear corner with Lot No. 38; thence running along the common boundary with Lot No. 38 north 55° 45' 15" W, a distance of 328.42 feet to a point on the margin of Saddle Ridge Court said point being a common front corner with Lot No. 38; thence around a curve to the left with a radius of 50 feet, a distance of 37.08 feet to a point; thence continuing through said point and along the margin of Saddle Ridge Court around a curve to the right, a distance of 58.57 feet to a point; thence continuing through said point along the margin of Saddle Ridge Court, a distance of 134.48 feet to a point, said point being point of beginning.

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

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, certain minimum building setback lines, easements, utility anchor easements and certain notes and requirements to which plan reference is hereby made, as shown on plan of record in Book 5800, page 4, Register's Office for Davidson County, Tennessee.

Grantees agree that they will within twelve months of the date of this 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 $16,500.00. Grantor reserves the right to approve all building plans and specifications.

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.

This is (unimproved X / improved ( )) property, known as Saddle Ridge Court, Nashville, TN
(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 L. MATTHEWS and wife, SHERRY P. MATTHEWS their heirs and assigns, forever.

And I do covenant with the said Michael L. Matthews and wife, Sherry P. Matthews 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, which the Grantees agree to assume and pay.

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 L. Matthews and wife, Sherry P. Matthews, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand S this 5Th day of October, 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.

Willie K. Davis
WILLIE K. DAVIS

Barbara T. Davis
BARBARA T. DAVIS

OFFICIAL RECEIPT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

BOOK 6151 PAGE 858

On this 5th day of October, 1983, before me personally appeared Willie K. Davis and Barbara T. Davis, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Sworn to and subscribed before me this 5th day of October, 1983.

Bernita A. Akers
NOTARY

My Commission Expires:

07-27-86

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6151 PAGE 859

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
			16500.00- CAMT.	
			42.90 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	52.40-
3010A10/05/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.8 3 5 1

IDENTIF. REFERENCE

OCT 5 3 19 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No.984127