THIS INSTRUMENT PREPARED BY:
ROBINSON & GWIN, ATTORNEYS
225 Lebanon Road - Box 425
Mt. Juliet, Tenn. 37122

BOOK 6163 PAGE 860

ADDRESS NEW OWNER:
John Davenport et ux
225 Lebanon Road
Mt. Juliet, TN 37122

SEND TAX BILLS:
SAME

MAP-PARCEL:
See Chart at end of Deed

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **ROBERT E. EARHEART and wife, V. LUCRETIA EARHEART,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **JOHN DAVENPORT and wife, PATRICIA DAVENPORT,** hereinafter called the Grantees, 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 Lots No. 106, 107 & 206 on the Plan of Valley Grove, Section 8, as of record in Plat Book 5200, page 606, Register's Office for Davidson County, Tennessee, to which Plat reference is here made for a more complete description.
>
> Being a part of the same property conveyed to Robert E. Earheart by deed from J. Gary Allen and wife, Teryl Lynn Allen, as of record in Book 5479, page 458, Register's Office for Davidson County, Tennessee. The said V. Lucretia Earheart joins in this conveyance to transfer any rights she may have in the subject property.

This is unimproved property known as Lots 106 & 107, Valley Grove Drive, and Lot 206 Forest Ridge Drive, Hermitage, Tennessee 37076.

This conveyance is made subject to restrictions and easements of record in Book 6139, page 443, and in Plat Book 5200, page 606, Register's Office for Davidson County, Tennessee.

Taxes for the year 1983 have been settled between the parties and will be paid by the Grantors herein. Taxes for 1984 and thereafter shall be paid by Grantees, their heirs and assigns.

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

10/26 107.12 CHECK

7957

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 our hands this 25th day of October, 1983.

Robert E. Earheart
ROBERT E. EARHEART

V. Lucretia Earheart
V. LUCRETIA EARHEART

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Robert E. Earheart and wife, V. Lucretia Earheart**, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this the 25th day of October, 1983.

Alean J. Robinson
NOTARY PUBLIC

My Commission Expires: 10/12/86

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater, for this transfer is $38,700.00.

Patricia Davenport
AFFIANT

Subscribed and sworn to before me this 25th day of October, 1983.

Alean J. Robinson
NOTARY PUBLIC

My Commission Expires: 10/12/86

Lot No. 206 in Map 87-9, Parcel 011.00
Lot No. 207 in Map 87-9, Parcel 012.00
Lot No. 206 in Map 87-13, Parcel 098.00

H B 2 4 6 6

IDENTIF. REFERENCE

Oct 26 1 53 PM '83

FELIX Z. WILLIAMS, REGISTER
DAVIDSON COUNTY, TN

RUSH

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

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RECEIVED OF _____

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

38700.00- CAMT.
100.62 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 107.12-
7957A 10/26/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 8 2 4 6. 4

IDENTIF. REFERENCE

Oct 26 1 53 PM '83

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 988931