File 30

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 44,587.86

Subscribed and sworn to before me, this the 7 day of March 19 84

My commission expires: Jan. 19, 1986 (Affix Seal)

James E. Summar
Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201

BOOK 6246 PAGE 853

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
James E. Summar	Molton, Allen & Williams
3142 Crosswood Drive	P. O. Box 10025
Nashville, Tennessee 37214	Birmingham, AL 35202
CITY STATE ZIP	CITY STATE ZIP

MAP NO. 096-11-0 PARCEL NO. 015.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Terry L. Zachary and wife, Rebecca T. Zachary

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO James E. Summar and wife, Mary R. Summar

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 532 on the Plan of CLOVERHILL, Section 8 as of record in Plat Book 2331 at pages 10 and 11, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Terry L. Zachary and wife, Rebecca T. Zachary by deed from Donna J. Reasonover, recorded in Book 5459 at page 388, Registers Office for said County.

This conveyance is subject to taxes for the year 1984 and subsequent years, easements and restrictive covenants of record and Deed of Trust for the benefit of Molton, Allen & williams, Inc., recorded in Book 5459 at page 391, Register's Office for Davidson County, which the Grantees herein agree to assume and pay.

108008

T. IDENTIF. REFERENCE

MAR 12 9 59 AM '84

FELIX Z. MILLIGAN II REGISTER
DAVIDSON COUNTY, TN

THIS IS • IMPROVED PROPERTY KNOWN AS 3142 Crosswood Drive, Nashville, Tennessee 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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. 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 hand s this 7 day of March 19 84

Terry L. Zachary

Rebecca T. Zachary

9170 03/12 122.46- CHECK

State of Tennessee
County of Davidson

BOOK 6246 PAGE 854

On this 7 day of March, 19 84, before me personally appeared Terry L. Zachary and wife, Rebecca T. Zachary to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Jan. 19, 1986

Notary Public

Brent A. Campbell

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

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

RECEIVED OF _____

FOR _____ BOOK 6246 PAGE 855

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

44567.86- CAMT.
115.96 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 128.46-
9170A03/12/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I080083

T. IDENTIF. REFERENCE

MAR 12 9 59 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 19199