WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Patricia Ann Kerr	COMMERCE UNION BANK	Map 160-11
(NAME) 613 Spring House Court	(NAME) P. O. Box 2546	Parcel 17
(STREET ADDRESS OR ROUTE NUMBER) Brentwood, Tn. 37027	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

BOOK 6262 PAGE 265

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~, Radnor Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia Ann Kerr

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 Lot No. 100 on the Plan of Hearthstone, Phase 2, of record in Book 5200, page 323, and amended in Book 6093, page 414, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being part of the same property conveyed to Radnor Homes, Inc., by quitclaim deed from Radnor/Nashville Corporation, of record in Book 6199, page 536, Register's Office for Davidson County, Tennessee.

The above property is conveyed subject to the following:

1. 1984 Metropolitan Government taxes.

2. Restrictive covenants of record in Book 5409, page 485, and Book 5802, page 577, said Register's Office.

3. The Plan of record in Book 5200, page 323, and amended in Book 6093, page 414, said Register's Office.

unimproved ( )
This is improved (x) property, known as 613 Spring House Court, Brentwood, Tennessee 37027
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 successors, assigns 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 its hand this 29th day of March, 1984

RADNOR HOMES, INC.

BY: Edsel Charles, Assistant Vice President

04/02 440.18- CHEC

5230

Form 3

STATE OF _____)

COUNTY OF _____)

BOOK 6262 PAGE 266

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__.

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Edsel Charles, with whom I am personally acquainted and who upon (his oath, ~~their several oaths~~) acknowledged (himself, ~~themselves~~) to be the Assistant Vice President respectively of the Radnor Homes, Inc. the within named bargainor, a corporation, and that (he, ~~they~~) as such Assistant Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Edsel Charles as such Assistant Vice President.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 29 day of March, 19 84

My Commission Expires: 7/2/85

Carol R. Rivers
Notary Public

CAROL R. RIVERS NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE LARGE STATE

WARRANTY DEED

FROM
Radnor Homes, Inc.

TO
Patricia Ann Kerr

IDENTIF. REFERENCE

APR 2 1 59 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

1 2 8 4 5

RETURN TO:
Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 166,834.91

Patricia Ann Kerr

Subscribed and sworn to before me this 30 day of March, 1984

My Commission Expires: 7/2/85

Carol R. Rivers
Notary Public

CAROL R. RIVERS NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE LARGE STATE

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
			166834.91- CAMT.	
			433.68 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 440.18-	
5230A04/02/64			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 2 8 4 5

IDENTIF. REFERENCE

APR 2 1 59 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 25089