STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 14th day of June, 19 84

Affiant

My commission expires: Nov. 1, 1987
Notary Public

WARRANTY DEED

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

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
TERRY L. BONER and CANDI L. RANKHORN	SAME
1812 River Drive (STREET ADDRESS)	(STREET ADDRESS)
Nashville, TN 37218 (CITY / STATE / ZIP)	(CITY / STATE / ZIP)
MAP NO. ~~13DA~~ 081-01-0	PARCEL NO. 75.00 13DA 64060

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, MARY L. DYE, a widow

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO TERRY L. BONER and CANDI L. RANKHORN

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 the northerly 57 feet of Lot No. 30 on the Map of HAILEY'S SUBDIVISION of Block 5 in G. T. Sheegog's Subdivision at Bordeaux of record in Book 547, page 155, Register's Office for Davidson County, Tennessee.

Said 57 feet of Lot No. 30 fronts 57 feet on the easterly side of River Drive and extends back between parallel lines 220 feet, more or less, to the low water mark of the Cumberland River.

Being the same property conveyed to Vesper Leonard Dye and wife, Mary Lou Winters Dye, by deed from James M. Bozzar and wife, Pauline C. Bozzar, of record in Book 1715, page 482, Register's Office for Davidson County, Tennessee. Vesper Leonard Dye now deceased.

This conveyance is subject to taxes for the year 1984 and subsequent years.

130818

IDENTIF. REFERENCE

JUN 21 3 33 PM '84
FELIX A. JACKSON II REGISTER
DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 1812 River Drive, Nashville, TN 37218

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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness _____ hand s this 14th day of June, 19 84

Mrs Mary L Dye

Mary L. Dye

State of Tennessee
County of Davidson

BOOK 6321 PAGE 488

On this 14th day of June, 19 84, before me personally appeared Mary L. Dye, a widow 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:

June 17, 1986

Notary Public

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 6321 PAGE 489

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			30000.00- CA'T.	
			76.00 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK	34.50-
7051A06/21/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 0 8 1 8 1

IDENTIF. REFERENCE

JUN 21 3 33 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0046296