B0440

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 250,000.00

x Joanne G. Gardner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF JULY, 19 84

Notary Public

MY COMMISSION EXPIRES: 7/8/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Bone & Crawford, P.C., Suite 900, 2100 West End Avenue, Nashville, Tennessee 37203
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald E. Gardner (NAME)	Third National Bank (NAME)	144-2-5
1131 Crater Hill Drive (STREET ADDRESS OR ROUTE NUMBER)	Third National Bank Building (STREET ADDRESS)	
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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, Minos L. Fletcher, III and wife Gayle Fletcher

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald E. Gardner and wife Joanne G. Gardner

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:

Being Lot No. 60 on the Plan of Chickering Hills, Section 3, as of record in Book 2663, page 17, Register's Office for said County.

Said Lot No. 60 fronts 229.28 feet on the westerly side of Crater Hill Drive and extends back 438.2 feet on the northerly line nd 479.2 feet on the southerly line to a dead line, measuring 232.90 feet thereon.

Being the same property conveyed to Minos L. Fletcher, III, and wife Marilyn M. Fletcher by deed from Myron B. Olstead and wife, Nell M. Olmstead, of record in Book 4209, page 536, Register's Office for Davidson County, Tennessee , said Minos L. Fletcher, III and Marilyn M. Fletcher having since divorced and said Marilyn M. Fletcher, being one and the same as Marilyn Myford Fletcher, having conveyed her interest to Minos Lumpkin Fletcher, III, being one and the same as Minos L. Fletcher, III, by quitclaim deed of record in Book 5921, page 539, said Register's Office

The said Gayle Fletcher joins in this instrument for the purposes of conveying and interest she may have in the property by reason of marital status.

13674

IDENTIF. REFERENCE

JUL 17 11 44 AM '84

FELIX A. DELAP, JR., Register
DAVIDSON COUNTY, TN

07/17 456.50- CHECK

4192

This is improved ( ) unimproved (XX) property, known as 1131 Crater Hill Drive Nashville, Tennessee 37215
(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 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 16TH day of JULY, 19 84

Minos L. Fletcher, III

Gayle Fletcher

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Minos L. Fletcher, III and wife Gayle Fletcher

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16TH day of JULY 1984

Commission expires 7/18/87

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Minos L. Fletcher, III

TO

Donald E. Gardner

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			250000.00- CAMT.	
			650.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 656.50-	
4192A	07/17/84		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 6 6 7 4

IDENTIF. REFERENCE

JUL 17 11 44 AM '84

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No.0053239