THIS INSTRUMENT PREPARED BY: East End Title & Escrow
907 Two Mile Parkway, Building E
Goodlettsville, TN 37072

BOOK 6346 PAGE 167

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
PEGGY HERNDON, Unmarried	Same	Map86-11A
(NAME)	(NAME)	
202 Raintree Drive		Parcel 72
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076		4D 89100
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged,

JERRY A. McGUIRE AND WIFE, RHONDA J. McGUIRE, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said
PEGGY HERNDON, unmarried, hereinafter referred, to as Grantee,
her *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

A certain condominium apartment in Davidson County, Tennessee, described as follows: UNIT NO. 2, Building No. 13 in Raintree Village (a condominium created under Chapter 27, Title 64, of the Tennessee Code Annotated, and as establsihed by a Master Deed of record in Book 4753, page 140, Register's Office for Davidson County, Tennessee, as amended and modified by a Deed of Amendment of record in Book 4980, page 378, said Register's Office and as shown on the Revised Plat of Hermitage Woods Condominium Apartments, Phase II and IIA, of record in Book 4860, pages 62 through 64 said Register's Office, to which plat reference is hereby made. Building 13 having been submitted to the provisions of the said Master Deed, as amended by instrument of record in Book 5165, page 781, and Book 5172, page 77, said Register's Office. Garage No. 13-2 is a limited common element for the exclusive use of the occupant of said unit.

Being the same property conveyed to Jerry A. McGuire by deed from James W. Tolliver, Sr., and wife, Phreada A. Tolliver, of record in Book 5506, page 750, Register's Office for Davidson County, Tennessee. Rhonda J. McGuire joins in this conveyance for the purpose of conveying any and all right, title and interest in and to said property, which she may have, marital or otherwise.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 72,000.00*
Subscribed and sworn to before me, this the 24th day of July 19 84.
Affiant Peggy Herndon
My commission expires: 10-20-85 (Affix Seal)
Notary Public Peggy A. Ferrell

This is improved (X) property, known as 202 Raintree Drive, Hermitage, TN 37076 (House Number) (Street) P.O. Address: (City or Town)
unimproved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Grantee,
her *(successors), heirs and assigns forever* we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 24th *day of* July, *19* 84, *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

Jerry A. McGuire
JERRY A. McGUIRE

Rhonda J. McGuire
RHONDA J. McGUIRE

07/26 193.70- CHECK
5905

BOOK 6346 PAGE 168

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* JERRY A. McGUIRE AND WIFE, RHONDA J. McGUIRE

the within named bargainor S *, with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purpose therein contained.*

Witness my hand and official seal at GOODLETTSVILLE *Tennessee, this* 24th *day of* July *, 19* 84

Peggy S. Ferrell *Notary Public*

Commission expires 10-20-85

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ... *, a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ..... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ..... *this* ..... *day of* ..... *, 19* .....

..... *Notary Public*

Commission expires .....

WARRANTY DEED

FROM

JERRY A. McGUIRE ET UX,

TO

PEGGY HERNDON

PLEASE RETURN TO:

Sloan Realtors

909 Meadowlark

Goodlettsville, TN. 37072

IDENTIF. REFERENCE

JUL 26 9 15 AM '84

FELIA [illegible] REGISTER
DAVIDSON COUNTY, TN

I: 3 8 7 5 4

[redacted]

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6346 PAGE 169

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

72000.00- CAMT.
187.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 193.70-
6905A07/26/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 8 7 5 4

IDENTIF. REFERENCE

JUL 26 9 15 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0055864