THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Michael L. Terry 183 Forestwood Drive Nashville, TN 37209	Leader Federal Savings & Loan Assn. 158 Madison Avenue Memphis, TN 38103	MAP 103-9 PARCEL 5 8DA-57340

WARRANTY DEED BOOK 6460 PAGE 120

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Robert B. Seedsman and wife, Margaret L. Seedsman hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Michael L. Terry and wife, Julie Ann Campbell hereinafter called the Grantee, Grantee's 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. 42 on the plan of Hillwood Park, of record in Book 3300, pages 27 and 28, Register's Office for said County.

SAID Lot No. 42 fronts 158.28 feet on the westerly margin of Forestwood Drive and extends back 252.1 feet on the northerly line and 201.6 feet on the southerly line to a dead line in the rear, measuring 208.36 feet thereon.

BEING the same property conveyed to Robert B. Seedsman and wife, Margaret L. Seedsman by deed from Bertram H. Chalfant, Jr., and wife, Helga S. Chalfant, of record in Book 5826, page 829, Registe'rs Office for Davidson County, Tennessee.

THE property herein conveyed is subject to restrictive covenants of record in Book 3312, page 104, said Register's Office, and to the matters set forth in the above referenced plan of record.

I 7.31 1.88 IDENTIF. REFERENCE

Dec 28 11 17 AM '84 FILED & RECORDED IN REGISTER'S OFFICE DAVIDSON COUNTY, TN

This is (an) improved property, known as 183 Forestwood Drive, Nashville, TN 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 20th day of December, 1984.

Robert B. Seedsman

Margaret L. Seedsman

STATE OF TENNESSEE
COUNTY OF Davidson

On this 20th day of December, 1984, before me personally appeared Robert B. Seedsman and Margaret L. Seedsman, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: Nov 4 1987

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

BOOK 6460 PAGE 121

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 107,500.00.

_____
Affiant

Subscribed and sworn to before me, this the 26th day of December, 19 84.

My Commission Expires: Nov 1, 1987

_____
Notary Public

CHECK

WARRANTY DEED

from:
ROBERT B. SEEDSMAN AND WIFE,
MARGARET L. SEEDSMAN

to:

MICHAEL L. TERRY AND WIFE,
JULIE ANN CAMPBELL

RETURN TO: JCB
PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-23116

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6460 PAGE 122

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
			107500.00-	CAMT.
			279.50	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 286.00-
9175A		12/28/84	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7.3 1 8 8

IDENTIF. REFERENCE T

Dec 28 11 17 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 96908