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

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ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Darrell K. Williams 905 Earps Court Nashville, TN. 37221	Cameron Brown Company P.O. Box 18109 Raleigh, N. C. 27619	MAP 141-15-C PARCEL 54

WARRANTY DEED

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,

ALLEN EARPS BUILDERS, INC.

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto DARRELL K. WILLIAMS and wife, ADRIENNE R. WILLIAMS

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. 123 on the plan of Phase "9", Rolling River Estates, of record in Book 6200, page 52, Register's Office for said County.

SAID Lot No. 123 fronts 41.75 feet on the southerly margin of the cul-de-sac at the terminus of Earps Court and extends back 146.06 feet on the northeasterly line and 138.22 feet on the northwesterly line to a dead line in the rear, measuring 181.73 feet thereon.

BEING the same property conveyed to Allen Earps Builders, Inc., by deed from Metropolitan Federal Savings and Loan Association, Successor by merger to Home Federal Savings & Loan Association of Nashville, of record in Book 6312, page 922, and corrected in Book 6326, page 853, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth of record in Book 4892, page 689, By-Laws, which contain restrictive covenants and other matters of record in Book 4892, page 679, and restrictive covenants of record in Book 4788, page 950, amended in Book 4871, page 640, and all made applicable in Book 6298, page 934, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (un)improved property, known as 905 Earps Court, Nashville, TN. 37221.

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 2nd day of January, 19 85.

ALLEN EARPS BUILDERS, INC.

BY: Allen Earps
Allen Earps, President

STATE OF TENNESSEE
COUNTY OF Davidson

On this 2nd day of January, 1985, before me personally appeared _____, 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 he executed the same as _____ free act and deed.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

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Before me, the undersigned, of the State and County aforesaid, personally appeared Allen Earps, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be the President (or other officer authorized to execute the instrument) of the Allen Earps Builders, Inc., the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him self as President. Witness my hand and official seal, at office in Nashville, Tennessee, this 2nd day of January, 1985.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 103,350.00.

Darrell K. Williams
Affiant

Subscribed and sworn to before me, this the 2nd day of January, 1985.

My Commission Expires: 10-24-88

Notary Public

01/03 875.00 CHECK 702

WARRANTY DEED

from:
Allen Earps Builders, Inc.

to:
Darrell K. Williams, et ux

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

FILED & RECORDED
DAVIDSON COUNTY, TN
JAN 3 10 32 AM '85

IDENTIF. REFERENCE

17405

TN - 22968

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
			103350.00- CAMT.	
			268.58 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	275.08-
0702A01/03/85			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 4 4 0 5

IDENTIF. REFERENCE

JAN 3 10 32 AM '85

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

No. 98404