This instrument prepared by:
[illegible] ROY & BENNETT, P.C.
P. O. BOX 2707
NASHVILLE, TENN. 37219

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON } BOOK 6469 PAGE 545

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $102,000.00

/s/ Michael Bennett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January 19 85.

Notary Public

MY COMMISSION EXPIRES: 7-18-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM B. SPRAGUE, et ux (NAME)	SAME (NAME)	129-14 9
857 HIGHLAND CREST DR. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TN. 37205 (CITY) (STATE) (P. O. ZIP)	(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, THOMAS DANIEL YOUNG and wife, ARLEASE LEWIS YOUNG

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM BRADLEY SPRAGUE and wife, MARTHA PALMER SPRAGUE

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. 58, West Meade Highlands, Section 2, as of record in Book 3700, pages 124 and 125, Register's Office for said County. Said Lot No. 58 fronts 100.32 feet on the southerly side of Highland Crest Drive, and extends back between lines 268.0 feet on the westerly line and 278.2 feet on the easterly line, to a line in the rear on which it measures 109.61 feet thereon.

Being the same property conveyed to Thomas Daniel Young and wife, Arlease Lewis Young by deed from Fischer & Short Construction Co., Inc., of record in Book 4242, page 144, said Register's Office.

This conveyance is made subject to a ten foot public utility and drainage easement, anchor easements, forty foot minimum building setback line, and other conditions of the owner's certificate of record in Book 3700, page 125, restrictive covenants of record in Book 4132, page 146, and driveway easement of record in Book 5231, page 687, Register's Office for Davidson County, Tennessee.

01/07 271 70 CHECK

This is unimproved ( ) improved (X) property, known as 857 Highland Crest Drive, Nashville, TN 37205
(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 hands this 7th day of January, 19 85

/s/ Thomas Daniel Young
Thomas Daniel Young

/s/ Arlease Lewis Young
Arlease Lewis Young

1691

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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On this 7th day of January, 1985, before me personally appeared Thomas Daniel Young and wife, Arlease Lewis Young, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Notary Public

Commission Expires:

7-18-87

I 7 5 1 9 0

IDENTIF. REFERENCE

JAN 7 3 46 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

WARRANTY DEED

FROM

TO

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 6469 PAGE 547

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	PAID
			102000.00 CAPITL	
			268.20	CO TAX
			.50	PRFEE
			6.00	WDEED
			CHECK	271.70-
			1691A01/07/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

E7.5 L.9 0

IDENTIF. REFERENCE

JAN 7 3 46 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99367