THIS INSTRUMENT PREPARED BY: East End Title & Escrow
405 Two Mile Pike, Goodlettsville, TN 37072 Mail

WARRANTY DEED

BOOK 6478 PAGE 167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOYCE K. COKER (NAME)	Same (NAME)	Map 17
1642 Union Hill Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 20
Goodlettsville Tn. 37072 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	10D04055

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,

CODY E. RICHARDSON, JR., AND CHARLES BARRY COOPER, hereinafter referred to as Grantors,
have ~~XX~~ *bargained and sold, and does hereby transfer and convey unto the said*
JOYCE K. COKER, hereinafter referred to as Grantee,
her *(successors), heirs and assigns,*
certain real estate in Davidson *County, Tennessee, as follows:,*

Land lying in the 10th Civil District of Davidson County, Tennessee, and lying in the southwest corner of and being a part of the property conveyed to Bennie J. Pike by deed from J. R. Pike, et ux, of record in Book 1344, page 245, Register's Office for Davidson County, Tennessee.

Said tract herein conveyed fronts 220 feet along the center line of Union Hill Road and runs back between parallel lines in a northerly direction a distance of 95 feet on the westerly side and a distance of 105 feet on the easterly side and measures 220 feet more or less, on the rear. The westerly side of said tract runs along the westerly boundary of said larger tract, and the southerly side of said tract runs along the southerly boundary of said larger tract; the property herein conveyed being a part of the larger tract.

Being the same property conveyed to Cody E. Richardson, Jr., and Charles Barry Cooper, by deed of record in Book 6413, page 753, Register's Office for Davidson County, Tennessee.
Marilyn Richardson and Annette H. Cooper join in this conveyance for the purpose of conveying any and all right, title & interest they may have in said property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 37,500.00

Subscribed and sworn to before me, this the 17th day of January 1985

My commission expires: 4/21/85 (Affix Seal)

Affiant
Joyce K. Coker

Notary Public
Carolyn F. Waddey

unimproved ( )
This is improved (XX) property, known as 1642 Union Hill Road (House Number) (Street) P. O. Address: (City or Town)

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. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.

Grantor further covenants and binds itself, its successors 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* 17th *day of* January, 1985, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Cody E. Richardson, Jr.
CODY E. RICHARDSON, JR.

Marilyn Richardson
MARILYN RICHARDSON

Charles Barry Cooper
CHARLES BARRY COOPER

Annette H. Cooper
ANNETTE H. COOPER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 6478 PAGE 168

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* CODY E. RICHARDSON, JR., AND WIFE, MARILYN RICHARDSON; and CHARLES BARRY COOPER AND WIFE, ANNETTE H. COOPER

the within named bargainor.S., 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 Goodlettsville, Tennessee *this* 17th *day of* January, *19*85.

Carolyn F. Maddox
Notary Public

Commission expires 4/21/85

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

TO

EAST END TITLE, INC.
405 TWO MILE PIKE
GOODLETTSVILLE, TN 37072
615 - 859-4871

I-78059

IDENTIF. REFERENCE

JAN 22 10 14 AM '85

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

01/22/85 104.00 CHECK

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6478 PAGE 169

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			37500.00- CAMT.	
			97.50 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	104.00-
			5068A01/22/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 8 0 5 9

IDENTIF. REFERENCE

JAN 22 10 14 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 102643