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:
L. Hadley Williams, Jr. Hillsboro Place Condominiums Unit 107 Nashville, Tennessee 37215	Same	130-4 104 7DA-42575

BOOK 6500 PAGE 120

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, Lola W. Groom, unmarried,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto L. Hadley Williams, Jr., unmarried,

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 1 on the Plan of the Resubdivision of part of Lots 58 and 59, Belle Meade Annex No. 2, of record in Book 4595, page 48, Register's Office for said County, and described as follows:

BEGINNING at an iron pin in a hole drilled in rock on the east margin of Wallace Lane; thence with the margin of said Lane, North 1° 21' East 125.0 feet to a concrete monument; thence South 88° 46' East 201.0 feet to a concrete monument; thence South 1° 21' West 35.0 feet to a concrete monument; thence South 88° 46' East 102.5 feet to a concrete monument in the east margin of a 5 foot strip as shown on said plan; thence with the margin of said 5 foot strip, South 1° 21' West 90.0 feet to a concrete monument; thence North 88° 46' West 303.5 feet to the point of beginning.

BEING the same property conveyed to Mrs. Lola W. Groom, a married person, by deed from Clifford Parrish and Kelly Prim, d/b/a Parrish Construction Company, of record in Book 4723, page 114, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This instrument is executed on behalf of Lola W. Groom by James H. Patten, Jr. as her Attorney-In-Fact pursuant to a Power of Attorney which is being recorded immediately prior to the recording hereof.

* SEE BACK.

This is (~~an~~) improved property, known as 4204 Wallace Lane, Nashville, Tennessee 37215.

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 26th day of February, 1985.

James H. Patten

Lola W. Groom
BY: James H. Patten, Jr., Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF _____

On this _____ day of _____, 19___, 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 _____

BOOK 6500 PAGE 121

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 143,500.00.

L. Hadley Williams Jr.
Affiant

Subscribed and sworn to before me, this the 26th day of February, 19 85.

My Commission Expires: Nov 1, 1987

Christy Wilkins Hoey
Notary Public

*The Affidavit of said Attorney-In-Fact is attached as an exhibit to this deed and incorporated herein by reference.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James H. Patten, Jr., with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of Lola W. Groom as her Attorney-In-Fact, as the free act and deed of the within named Lola W. Groom. Witness my hand and official seal at Nashville, Tennessee, this 26th day of February, 1985.

Christy Wilkins Hoey
NOTARY PUBLIC

My Commission Expires: Nov 1, 1987

WARRANTY DEED

from:
LOLA W. GROOM

to:
L. HADLEY WILLIAMS, JR.

PERCY WILKINS, JR.
and
CHRISTY WILKINS HOEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157
(TN-23225)

EXHIBIT TO WARRANTY DEED
FROM
LOLA W. GROOM
TO
L. HADLEY WILLIAMS

BOOK 6500 PAGE 122

STATE OF TENNESSEE

COUNTY OF DAVIDSON

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability or incapacity.

Further the Affiant saith not.

References to the singular include the plural, when applicable.

James H. Patten, Jr.
Affiant - James H. Patten, Jr.

Sworn to and subscribed before me this 26th day of February, 1985.

Christy Wilkins Kelley
Notary Public

My Commission Expires: Nov 4, 1987

CHRISTY WILKINS KELLEY NOTARY PUBLIC AT LARGE STATE OF ILLINOIS

FILED FOR RECORD AND REGISTERED DAVIDSON COUNTY, TN
FEB 27 10 37 AM '85

IDENTIF. REFERENCE

I.8.5.6.5.4.

02/27 382.60- CHECK

4308

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6500 PAGE 123

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
			143500.00- CAMT. 373.10 CSTAX .50 PRFEE 9.00 WDEED CHECK 392.60- 4308A02/27/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 5 6 5 4

IDENTIF. REFERENCE

FEB 27 10 37 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 111616