This instrument was prepared by Herbert R. Rich, Attorney, 213 Third Avenue, North, Nashville, Tennessee 37201

BOOK 6537 PAGE 593

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Sam Sanders, Jr.	SAME	103-12-5
(NAME)	(NAME)	
6000 Hickory Valley Road		8DA60695
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ten ($10.00) *Dollars,*

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Sally Zager Wolfe, Executrix with power of sale under the Will of Morris Zager, deceased, of record in Will Book 149, Page 491, Probate Clerk's Office for Davidson County, Tennessee

have this day bargained and sold, and do hereby transfer and convey unto the said Sam Sanders, Jr., his *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 62 on the Plan of Hillwood Estates, Section 6 as of record in Book 2133, page 96, Register's Office for Davidson County, Tennessee.

Said Lot No. 62 fronts 199.49 feet on the northerly side of Hickory Valley Road, formerly West Hillwood Drive and extends back 300 feet on the westerly line and 337.1 feet on the easterly line to a dead line, measuring 124 feet thereon.

Being the same property conveyed to Morris Zager and wife Rose G. Zager by deed from Floyd Adkisson and wife Cora Lee Adkisson of record in Book 4012, page 505, said Register's Office, the said Morris Zager and Rose G. Zager having since died, with Rose G. Zager predeceasing the said Morris Zager. The Will and Codicil of Morris Zager, deceased, of record in Will Book 149, page 491, directed and empowered his Executrix, Sally Zager Wolfe, to sell the above property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 135,000

Subscribed and sworn to before me, this the 19th day of April, 19 85

Affiant

My Commission expires: 7/27/86 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 6000 Hickory Valley Road, Nashville, TN 37205 (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 Sam Sanders, Jr., his *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*, except for 1985 real estate taxes which have been pro-rated and assumed by grantee herein.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Sam Sanders, Jr., his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my hand this 19th *day of* April, 19 85 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sally Zager Wolfe, Executrix

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 6537 PAGE 594

2796

04/19 357.50 CHECK

Personally appeared before me, Herbert R. Rich, *a Notary Public in and for said County and State,* Sally Zager Wolfe

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, *Tennessee, this* 19th *day of* April, *19*85

Herbert R. Rich
Notary Public

Commission expires 7/27/86

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

SALLY ZAGER WOLFE, EXECUTRIX

TO

SAM SANDERS, JR.

I 9 8 0 6 4

IDENTIF. REFERENCE

APR 19 3 47 PM '85

FELIX Z. ROLLON JR. REGISTER
DAVIDSON COUNTY, TN

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Mail
Sam Sanders
P.O. 15946
37215

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

RECEIVED OF _____

FOR _____ BOOK 6537 PAGE 595

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
			135000.00- CAMT.	
			351.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 357.50-	
			9796A04/19/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 8 0 6 4

IDENTIF. REFERENCE

APR 19 3 48 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 126687