File Box 9

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 155,000.00

James R. Horn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May 1985.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 11-1-87
(AFFIX SEAL)

BOOK 6561 PAGE 851

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Horn & Denise Draper (NAME)	City Federal Savings & Loan Assoc. (NAME)	MAP 130-7
4400 Harding Place (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	PARCEL 18
Nashville, TN. 37205 (CITY) (STATE) (P. O. ZIP)	Somerset, N. J. 08873 (CITY) (STATE) (ZIP)	FB# BM-08340

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, Marie Cox Douglass and Roger W. Cox, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Horn and Denise Draper, both unmarried

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 the easterly 121 feet 4½ inches front of Lot "B" on the plan of the Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, page 102 and 103, Register's Office for said County, described as follows: Beginning at the northwest corner of West View Avenue and Harding Place, being the southeast corner of said Lot "B" thence with the westerly margin of West View Avenue, northwardly 242 feet to the southerly margin of an alley; thence with the southerly margin of said alley westwardly 125 feet; thence southwardly 267 feet, more or less, to the northerly margin of Harding Place; thence with the northerly margin of Harding Place, eastwardly 121 feet 4½ inches to the beginning.

Being the same property conveyed to Marie Cox Douglass and Roger W. Cox, Jr., as equal tenants in common by deed from Robert Milton Gribble and wife, Odell Marie Gribble of record in Book 5629, page 664, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to property taxes for 1985 for which Grantees will be responsible.

J 0 6 4 6 8
IDENTIF. REFERENCE
MAY 21 10 47 AM '85
FELIX A. ROLLON II REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 4400 Harding Place (House Number) (Street) Nashville, TN. (P. O. Address) (City or Town) 37205 (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 9th day of May, 1985

Marie Cox Douglass
Marie Cox Douglass

Roger W. Cox, Jr.
Roger W. Cox, Jr.

55

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Marie Cox Douglass and Roger W. Cox, Jr.

the bargainors, 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 Nashville, Tennessee, this 9th day of May 1985.

Commission expires 11-1-87

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Marie Cox Douglass and Roger W. Cox, Jr.

TO

James R. Horn and Denise Draper

John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

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	MQ TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

155000.00- CAMT.
403.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 409.50-
0056A05/21/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 6 4 6 8

IDENTIF. REFERENCE

MAY 21 10 47 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 136686