File 27

Address New Owner as follows:	Send tax bills to:	Map & Parcel
James L. Carroll et ux 614 Alison Ct. Nashville, TN 37217	New Owner	Map 149-16 Parcel 20 2D-21865

WARRANTY DEED

BOOK 6577 PG 80

FOR AND IN CONSIDERATION 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, Old Hickory Development Company, Inc., hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said James L. Carroll and wife, Linnie J. Carroll, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Bellwood Estates, Section 1, of record in Book 5200, page 172, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description, and as amended in Book 6568, Page 787, said Register's Office.

Being part of the same property conveyed to Old Hickory Development Company, Inc. by deed from Harding College, Inc. of record in Book 5333, page 368, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictive Covenants of record in Book 5453, page 706, said Register's Office, and the Plan of record in Book 5200, page 172, said Register's Office, as amended in Book 6568, Page 787, said Register's Office.

This conveyance is made subject to easement for overhang on the northerly line of said lot, and a 2.5 foot by 25 foot utility anchor easement located on the northeast corner of said lot.

This property is conveyed subject to all applicable local government planning, building and zoning regulations.

This is unimproved property known as Lot 20, Bellwood Subdivision, Nashville, TN.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said James L. Carroll and wife, Linnie J. Carroll, their heirs and assigns forever.

AND GRANTOR COVENANTS that it is lawfully seized and possessed of said real estate, in fee simple, that it has a good right to convey it and that the same is unencumbered, unless otherwise herein set out.

AND GRANTOR DOES further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

5309

J. 1. 1 2. 5 6

T IDENTIF. REFERENCE

JUN 7 2 46 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WITNESS our hand on this the 14th day of May, 1985.

Old Hickory Development Company

By: _____
Thomas S. Hoover, President

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Thomas S. Hoover, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the President respectively of the Old Hickory Development Company, Inc. the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Thomas S. Hoover as such President.

Witness my hand and official seal on this the 14th day of May, 1985.

_____
NOTARY PUBLIC

My commission expires: 11-1-87 .

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $16,000.00.

_____
Affiant

Subscribed and sworn to before me this the 14th day of May, 1985.

_____
NOTARY PUBLIC

My commission expires: 4/12/88 .

This instrument was prepared by:
TOM G. COLEMAN, JR., ATTORNEY
Coleman Real Estate Closing Service, Inc.
9000 East Church Street
Brentwood, TN 37027

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

RECEIVED OF _____

FOR _____

BOOK 6577 PAGE 82

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

16000.00- CAMT.
41.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 48.10-
6009A06/07/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J. I. I 2 5. 6.

IDENTIF. T. REFERENCE

JUN 7 2 46 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 142486