FORM NO. WD-1

BOOK 6583 PAGE 550

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 230,000

James E. Richards
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF April, 1985

George H. Cate, Jr.
Notary Public

MY COMMISSION EXPIRES: Oct. 20, 1985

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
George H. Cate, Jr., 1101 Stahlman Building, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Richards, III (NAME)	(same) (NAME)	Map 117-9-C
401 Charlesgate Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 21
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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~~ I, J. E. Richards

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Richards, III,

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 Lot No. 21 on the Plan of Burlington, a Planned Unit Development, as of record in Book 5200, pages 403-406, as amended in Book 5800, page 85, Register's Office for said County, to which plans reference is here made for a more complete description of said lot.

Being the same property conveyed to J. E. Richards from Creason Clayton Construction Company, Inc., by Deed of record in Book 6189, page 937, Register's Office for Davidson County, Tennessee.

This conveyance of Lot 21 is subject to Restrictions of record in Book 5863, page 796, as amended in Book 5200, page 134, to sanitary sewer easement in Book 3401, page 543, and to recorded plans.

Barbara H. Richards, as the spouse of the Grantor, J. E. Richards, joins in this deed for the purpose of conveying her interest in the property to the Grantee, James E. Richards, III.

This is ( ) unimproved (X) improved property, known as 401 Charlesgate Court, Nashville, Tennessee 37215
(House Number) (Street) (P. O. Address) (City or Town) (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 my hand this 1st day of April, 1985

Barbara H. Richards James E. Richards
J. E. RICHARDS

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, George H. Cate Jr., a Notary Public in and for said County and State, the within named J. E. Richards & Barbara Richards

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of April, 1985.

George H. Cate Jr. Notary Public

Commission Expires Oct. 20, 1985

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

J. E. RICHARDS

TO

JAMES E. RICHARDS, III

J 1 3 4 9 5

IDENTIF. REFERENCE

JUN 17 11 29 AM '85

DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			230000.00- CAMT.	
			598.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	604.50-
8845A	06/17/85		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J: 1: 3: 4: 9 5:

IDENTIF. REFERENCE

JUN 17 11 29 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 145259