PREPARED BY:
Hunter Short, Attorney
323 Union Street
Nashville, TN 37201
615/255-7496

BOOK 5681 PAGE 780

WARRANTY DEED

NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Charles H. Foster, et ux 219 Emery Drive Nashville, TN 37214	Same	Map 95-12 Parcel 102 3D-10000

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Andrew P. Cheatham, Jr., and wife, Betty Love Cheatham, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto Charles H. Foster and wife, Carol H. Foster, 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. 18 on the Map of Lakeland Subdivision as of record in Book 2133, page 15, Register's Office for said County.
>
> Said Lot No. 18 fronts 215.2 feet along a slight curve on the southeasterly margin of Emery Drive and extends back between lines 178.2 feet on the northeasterly line and 173.6 feet on the southwesterly line to a dead line in the rear, measuring 176 feet thereon.
>
> Being the same property conveyed to Andrew P. Cheatham, Jr., and wife, Betty Love Cheatham, by deed of record in Book 3927, page 169, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 219 Emery Drive, Nashville, TN 37214.

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 20th day of September, 1985.

Andrew P. Cheatham, Jr.

Andrew P. Cheatham, Jr.

Betty Love Cheatham

Betty Love Cheatham

38258

IDENTIFICATION REFERENCE

SEP 20 2 44 PM '85

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

SEP 19 10 SEC

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Andrew P. Cheatham, Jr., and wife, Betty Love Cheatham, the within named bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of September, 1985.

Gail H. Moore
Notary Public
My Commission expires: 1-18-87

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $71,000.

Charles H. Fater
Affiant

Sworn to and subscribed before me this 20th day of September, 1985.

Gail H. Moore
Notary Public
My Commission expires: 1-18-87

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6661 PAGE 782

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

71000.00- CAMT.
184.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 191.10-
9082A09/20/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38258

IDENTIFICATION REFERENCE

SEP 20 2 44 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 174758