THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Ronald G. Robbins 1809 Lakehurst Drive Nashville, TN 37206	First Tennessee Bank National Association P. O. Box 1000, Dept. 47 Memphis, Tennessee 38148	83-10 249 23W-17592

BOOK 6712 PAGE 8

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, J. Ronald M. York, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Ronald G. Robbins and Anna Jane Parkey, husband and wife, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being part of the 10-1/4 acre tract on the plan of Richardson Place Subdivision of record in Book 547, page 135, Register's Office for said County, and described according to a survey by John Kohl, III dated October 18, 1985.

SAID property fronts 90 feet on the northerly margin of Lakehurst Drive and extends back between parallel lines, 140 feet to an alley.

BEING the same property conveyed to J. Ronald M. York, a single person by deed from Arthur Driscoll and Jack Bagwell of record in Book 6545, page 977, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 675, page 744, said Register's Office, and to the matters set forth in the above referenced plan of record.

FELIX Z. ELLIS, REGISTER
DAVIDSON COUNTY, TN
Nov 19 10 00 AM '85

IDENTIFICATION REFERENCE

5 3 9 3 7

This is (un)improved property, known as 1809 Lakehurst Drive, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 15th day of November, 19 85.

J. Ronald M. York

STATE OF TENNESSEE
COUNTY OF Davidson

On this 15th day of November, 19 85, before me personally appeared J. Ronald M. York, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6712 PAGE 9

Before me, the undersigned, of 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 60,000.00.

Ronald G. Robbins
Affiant

Subscribed and sworn to before me, this the 15th day of November, 19 85

My Commission Expires: 10-28-88

_____
Notary Public

WARRANTY DEED

from:
J. Ronald M. York

to:
Ronald G. Robbins and Anna Jane Parkey

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-34274

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6712 PAGE 10

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

60000.00- CAPT.
156.00 CSTAX
.50 PRFEE
6.00 MORTD
CHECK 162.50-
7814A11/19/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

53937

IDENTIFICATION REFERENCE

Nov 19 10 00 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 192993