File Box 9

BOOK 6724 PAGE 721

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,566.35

Wm B Kincaid Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF November 1985.

John V. Adams
Notary Public

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

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
William B. Kincaid, Jr. etux (NAME)	Southeast Mortgage Company (NAME)	MAP 73-16
2414 Cabin Hill Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 026058 (STREET ADDRESS)	PARCEL 24
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Miami, FLA 33102 (CITY) (STATE) (ZIP)	FB# 3DZ-47240

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, O. Kenneth Sergeant, Jr. and wife, Kathryn L. Sergeant

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William B. Kincaid, Jr. and wife, Marie J. Kincaid

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:

LAND in Davidson County, Tennessee, being Lot No. 75 on the plan of Revision of Section One, Sunset View, of record in Book 2663, pages 27 & 28, Register's Office for said County, reference to the record thereof being hereby made for full particulars.

BEING the same property conveyed to O. Kenneth Sergeant, Jr. and wife, Kathryn L. Sergeant by deed from Laura Bates of record in Book 5028, page 434, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to (a) restrictive covenants of record in Book 2492, page 307, Register's Office for said County; (b) matters set forth on said plan.

As part of the consideration for this conveyance, Grantees assume and agree to pay the indebtedness evidenced by the note to which reference is made in the Deed of Trust recorded in Book 5028 at page 436, said Register's Office, (Southeast Mortgage Company No. 311090) according to the terms thereof and Grantors hereby assign to Grantees the escrow account in connection therewith.

This is unimproved ( ) improved (X) property, known as 2414 Cabin Hill Road, Nashville, Tennessee 37214
(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 our hands this 21st day of November, 1985

O. Kenneth Sergeant, Jr.

Kathryn L. Sergeant

BOOK 6724 PAGE 722

STATE OF TENNESSEE
Davidson County

Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named O. Kenneth Sergeant, Jr. and wife, Kathryn L. Sergeant

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 21st day of November 1985

Commission expires 11-1-87

John V. Adams
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

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

O. Kenneth Sergeant, Jr. and wife, Kathryn L. Sergeant

TO

William B. Kincaid, Jr. and wife, Marie J. Kincaid

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

IDENTIFICATION REFERENCE

DEC 3 | 4 PM '85

FELIX Z. ELLIS III REGISTER
DAVIDSON COUNTY, TN

5 7 7 3 8

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6724 PAGE 723

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

50566.35- CONT.
157.56 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 164.06-
2361A12/03/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.7.3.8.

IDENTIFICATION REFERENCE

DEC 3 1 45 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 197441