B 8420

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Dorann M. Grant, unmarried 4500 Utah Nashville, Tennessee	same	103-04 105 25W-3905

WARRANTY DEED

BOOK 6781 PAGE 747

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Sarah Brent Robertson Regen and husband, J.B. Regen, Jr., have bargained and sold, and by these presents do transfer and convey unto the said Dorann M. Grant, unmarried, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 7 of Block 3 on the map of a part of Sylvan Park as of record in Book 332, Page 104, of the Register's Office for said County. Said Lot No. 7 fronts 60 feet on the northerly side of Utah Avenue, formerly 7th Avenue, and runs back between parallel line with the westerly margin of 45th Avenue North, formerly 4th Street, 160 feet to an alley.

Being the same property conveyed to H.H Robertson and wife, Minerva Robertson by deed from J.B. Stone, Sr. and wife, Clarice Stone of record in Book 2484, Page 22 said Register's Office. The said H.H. Robertson and Minerva having sinced died and leaving as their only heir, Sarah Brent Robertson Regen and further being the same property devised to Sarah Brent Robertson Regen Will Book 137, Page 287 and Docket #71165 Probate Court for Davidson County, Tennessee. The said Minerva Robertson having predeceased H.H. Robertson.

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: 4500 Utah, Nashville, Tennessee

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.

Whenever 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 7 day of February, 1986.

Sara Brent Robertson Regen
Sarah Brent Robertson Regen

J B Regen Jr
and husband, J.B. Regen, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK C781 PAGE 743

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sarah Brent Robertson Regen and husband, J.B. Regen, Jr., the bargainor(s), 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 7 day of February, 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-17-88

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $53,500.00

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 7 DAY OF FEBRUARY, 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-17-88

7.5 6 4.9

IDENTIFICATION REFERENCE

FEB 12 2 05 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This instrument was prepared by:

Rick M. Johnson, 3221 Nolensville Road, Nashville, Tennessee 37211

(615) 833-5858

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

RECEIVED OF _____

FOR _____

BOOK 6781 PAGE 749

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
			53500.00- CONT.	
			135.10 CSTAX	
			.50 PRFEE	
			6.00 WDEED.	
			CHECK	145.60-
4198A02/12/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.5 6 4.9

IDENTIFICATION REFERENCE

FEB 12 2 05 PM '86

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 218747