BOOK 5791 PAGE 967

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,811.38

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF February, 19 86

Notary Public

MY COMMISSION EXPIRES: 1/27/90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dean E. Herendon	Veterans Administration	43-12-30
(NAME)	(NAME)	
152 Rio Vista Drive	110 9th Avenue, South	11D 52235
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Nashville, Tennessee 37203	
(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, ROYAL CREST HOMES, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DEAN E. HERENDON and wife, KIMBERLY HERENDON

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 the northerly 20 feet of Lot No. 25 and all of Lot No. 26 on the Revised Plan of Myatt-Eagan Subdivision, Block B, as of record in Book 1424, page 107, Register's Office for said County, to which reference is hereby made for a more complete legal description.

BEING the same property conveyed to Royal Crest Homes, Inc., by deed from Roger Allen Kirby and wife, Tresa L. Kirby and Hutton, Inc., Realtors of record in Book 6259, page 109, Register's Office for Davidson County, Tennessee.

For and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of whichis hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed, in the office of the recorder of deeds of Davidson County, Tennessee, in Book 5431, page 434, and note of even date thereby secured, in the original principal amount of $28,350.00 payable to Administrator of Veterans Affairs, which debt the grantee herein assumes and agrees to pay as part payment of the purchase price. The Grantees further hereby assume the obligation of John H. Hyder, Sr., and wife, Lawanda J. Hyder under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty of insurance of the indebtedness above mentioned.

This conveyance is subject to restrictive covenants of record in Book 1759, page 211, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is unimproved ( ) improved (X) property, know as 152 Rio Vista Drive, Madison, Tennessee 37115
(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 convenant 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 27th day of February, 19 86

ROYAL CREST HOMES, INC.

BY: Wayne Austin
Wayne Austin
President

BOOK 6791 PAGE 868

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor_____, with whom I am personally acquainted, * and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19_____.

Commission expires _____ _____
Notary Public

* or proved to me on the basis of satisfactory evidence.

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared WAYNE AUSTIN and _____ with whom I am personally acquainted * and who upon (his oath) acknowledged (himself) to be the President and _____ respectively of the Royal Crest Homes, Inc. the within named bargainor, a corporation, and that (he) as such President 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 Wayne Austin as such President, and acknowledging the same to be the act and deed of said corporation.

Witness my hand and official seal at office at Nashville, Tennessee on this the 27th day of February, 19 86.

My commission expires 1/27/90 _____
Notary Public

* or proved to be on the basis of satisfactory evidence.

NOTARY PUBLIC AT LARGE

WARRANTY DEED

FROM

ROYAL CREST HOMES, INC.

TO

DEAN F. HEBENDON ET UX

FEB 28 10 40 AM '86

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

7911 90

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

RECEIVED OF _____

FOR _____

BOOK 5791 PAGE 969

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
			378[illegible].33- CA.IT. 5[illegible]3 CSTAX .50 PRFEE 6.00 WDETD SUBTOTAL 104.73-	

0493A02/28/86 3[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.9190

IDENTIFT REFERENCE

FEB 28 10 40 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 222933