FORM NO. WD-1

BOOK 6792 PAGE 431

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $11,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF February 1986

Notary Public

MY COMMISSION EXPIRES: 4-17-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

GULLETT SANFORD & ROBINSON 230 Fourth Avenue North Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Samuel P. McVay, et ux (NAME)	SAME (NAME)	014-00-0160
6336 Columbia Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	14D 38436
Nashville, Tn. 37209 (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, I, Gilbert S. Merritt, Jr., unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Samuel P. McVay and wife, June P. McVay

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. 3 on the Plan of Sugar Ridge, Section "A" of record in Book 5200, page 599, Register's Office for said County to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Gilbert S. Merritt, Jr., by deed from Margaret J. Eggstien, Annie Eggstien Reeves, Doris Eggstien Gienger and Elise Eggstien Luton of record in Book 3945, page 636, Register's Office for said County.

This conveyance is made subject to the following:

1. Lien for 1986 taxes which have been prorated and assumed by Grantee

2. Matters contained in the Plan of Sugar Ridge of record in book 5200, page 599, Register's Office for said County

3. Restrictive Covenants of record in book 6131, page 411, amended in Book 6298, page 124, Register's Office for said County

4. Easement granted American Telephone and Telegraph Co. of record in Book 1511, page 156, Register's Office for said County

5. Letter from Metropolitan Tax Assessor of record in Book 5612, page 43, Register's Office for said County.

This is unimproved ( ) Improved (X) property, known as Lot 3 Bidwell Road (House Number) (Street) Joelton, Tennessee (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 my hand this 3rd day of February, 19 86

Gilbert S. Merritt, Jr.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gilbbert S. Merritt, Jr.

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. BOOK 6792 PAGE 432

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of February, 1986.

Commission Expires August 24, 1989

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Gilbert S. Merritt, Jr.

TO

Samuel P. McVay and wife,

June P. McVay

7 9 3 2 9

IDENTIFICATION REFERENCE

FEB 28 3 02 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company, Inc.
Titles Guaranteed

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6792 PAGE 433

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

1150 CO- CAPIT.
.50 CSTAX
.50 PRFEE
6.00 MISC
CHECK 36.40-
5641A02/28/86-BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 9 3 2 9

IDENTIFICATION REFERENCE

FEB 28 3 02 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 223078