WARRANTY DEED

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PREPARED BY:

J. K. WOODARD
Attorney at Law
919 West Main Street
Hendersoville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater for this transfer is $57,500.00.

J. K. Woodard
Affiant

SWORN to and subscribed before me on this the 4 day of March, 1986.

Mary U. Brooks
NOTARY PUBLIC

My Commission Expires: 6-18-89

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
A & L PARTNERSHIP	Same	158-12-0 001.00
1017 16th Ave. S.		
Nashville, TN 37212		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named **GRANTEES** and other good and valuable consideration the receipt of which is hereby acknowledged, we, **HENRY ILG and wife, ELLEN JANE ILG,** hereinafter called the **GRANTORS,** have bargained and sold and by these presents, do transfer and convey unto **A & L PARTNERSHIP,** a Tennessee Partnership consisting of Everett Lowe and J. Melville Armstrong, hereinafter called **GRANTEES,** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 549 on the Plan of Hillsboro Park, Section 13, as of record in Book 4175, Page 20, Register's Office for said County.

SAID Lot No. 549 fronts 223.70 feet on the westerly side of Kingsbury Drive and extends back 593.1 feet on the southerly line and 385.7 feet on the northerly line to a dead line measuring 261.1 feet thereon.

BEING the same property conveyed to HENRY ILG and wife, ELLEN JANE ILG by Deed from ESTES-TAYLOR COMPANY, a Tennessee Corporation of record in Book 4343, Page 285 and by Quitclaim Deed of record in Book 4845, Page 311, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 4242, Page 811 and Book 2435, Page 237 as amended by instrument of record in Book 2603, Page 440 and made applicable to premises by instrument of record in Book 4169, Page 719; and all the provisions and requirements of the Plan of record in Book 4175, Page 20, said Register's Office, including the easements shown thereon.

This is (unimproved/improved) property known as 1727 Kingsbury Drive, Nashville, TN.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 25 day of February, 1986, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Henry Ilg
HENRY ILG

Ellen Jane Ilg
ELLEN JANE ILG

STATE OF OHIO

COUNTY OF CUYAHOGA

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BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, HENRY ILG and wife, ELLEN JANE ILG, the bargainors, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Solon, OHIO, this the 25 day of February, 1986.

NOTARY PUBLIC

My Commission Expires:

BRUCE H. SALOMON, Attorney At Law
Notary Public - State of Ohio
My commission has no expiration date.
Section 147.03 R. C.

80289

IDENTIFICATION REFERENCE

MAR 4 3 11 PM '86

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6795 PAGE 883

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

57500.00- CONT.
145.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 156.00-
5779A03/04/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8028 9

IDENTIFICATION REFERENCE

MAR 4 3 14 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 224189