THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

6798

ADDRESS NEW OWNER:
Harriet Hamilton
5102 Elkins Avenue
Nashville, TN 37209

SEND TAX BILLS TO:
Atlantic Coast Mortgage
Company
3975 University Drive
Fairfax, VA 22030

MAP-PARCEL NUMBERS:
91-15-161
12W-700

WARRANTY DEED

BOOK 6798 PAGE 509

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Kathy F. McDaniel, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Harriet Hamilton, unmarried hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

BEING the easterly 60 feet of the westerly 160 feet of the southerly 150 feet of Lot No. 8 on the Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18, described as follows:

BEGINNING on the northerly margin of Elkins Avenue at the southeast corner of the property conveyed to Leo Graham and wife, by deed from Ed Mrzena, as of record in Book 1345, page 530; thence with said Graham's eastern boundary line north 150 feet to an alley; thence with the same easterly 60 feet; thence southerly 150 feet to the northerly margin of Elkins Avenue; thence with the same westerly 60 feet to the beginning.

BEING the same property conveyed to Kathy F. McDaniel by deed from Gary M. Jones and wife, Susan F. Jones, of record in Book 6480, page 823, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This is (un)improved property, known as 5102 Elkins Avenue, Nashville, TN 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 4th day of March, 1986.

Kathy F. McDaniel

Kathy F. McDaniel

STATE OF TENNESSEE
COUNTY OF Davidson

On this 4th day of March, 1986, before me personally appeared Kathy F. McDaniel, unmarried, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

NOTARY PUBLIC AT LARGE

Christy Wilkins Ivey
Notary Public

My Commission Expires: 11-1-87

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6798 PAGE 510

Before me, the undersigned, of 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 44,000.00.

Harriet Hamilton
Affiant

Subscribed and sworn to before me, this the 4th day of March, 19 86.

My Commission Expires: 11-1-87

Christy Wilkins Ivey
Notary Public

WARRANTY DEED

from:
Kathy F. McDaniel, unmarried

to:
Harriet Hamilton, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-24614

IDENTIFICATION REFERENCE

5701.8

MAR 6 1 52 PM '86

FELIX Z. WILKINS, REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6798 PAGE 511

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

44000.00- CAMT.
114.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 120.90-
0662A03/06/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8107.5

IDENTIFICATION REFERENCE

MAR 6 1 52 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 225049