B044

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6801 PAGE 535

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Edgar B. Young
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10TH. DAY OF MARCH, 1986.

Notary Public

MY COMMISSION EXPIRES: February 19, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attys., Suit 500, One Church Street Bldg., Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edgar B. Young (NAME)	"Owners" (NAME)	Map 107-9
905 Radford Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 56
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	2DA-54400

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, Madeleine M. McGee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edgar B. Young and wife, Marie P. Young

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:

Being a 0.48, more or less, acre tract of land lying in the 1st Civil District of Davidson County, Tennessee said tract further described as being a portion of Lot 47 on the plan of Patricia Heights, Section I as of record in Book 2331, Page 131, Register's Office of Davidson County, Tennessee and more particularly described according to the plan of the Resubdivision of Lots 46 and 47, Patricia Heights, Section One as of record in Book 6200, Page 351, Register's Office of Davidson County, Tennessee as follows:

Beginning at a point lying on the westerly margin of Radford Drive, said point further described as being the common front corner of the said Lots 46 & 47, Patricia Heights, Section I; thence leaving the westerly margin of Radford Drive and running with the line dividing the said Lot 46 from the said Lot 47 North 68 degrees 42 minutes 30 seconds West a distance of 126.22 feet to the point of beginning of the herein described 0.48, more or less, acre tract; thence leaving the line dividing the said Lots 46 & 47 South 42 degrees 14 minutes 32 seconds West a distance of 72.06 feet to a point; thence South 31 degree 44 minutes 20 seconds West a distance of 84.67 feet to a point lying in the division line of Lots 47 and 48 of the said Patricia Heights, Section I; thence running with the line dividing the said Lots 47 and 48 North 55 degrees 52 minutes 00 seconds West a distance of 154.23 feet to a point, said point further described as being the common rear corner of the said Lots 47 and 48; thence running along the rear line of the said Lot 47 North 36 degree 44 minutes 00 seconds East a distance of 120.64 feet to an existing Iron Pin, said Iron Pin further described as being the common rear corner of the said Lots 46 and 47; thence along the line dividing the said Lots 46 and 47 South 68 degrees 42 minutes 30 seconds East a distance of 159.37 feet to the point of beginning, containing 0.48, more or less, acres.

(Continued on back)

This is (XX) unimproved ( ) improved property, known as P/O Lot # 47, Patricia Heights, Section 1, Nashville, TN 37217
(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 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 her hand s this 10th day of March, 19 86

Madeleine M. McGee

MADELEINE M. McGEE

STATE OF TENNESSEE
Davidson County

BOOK 6801 PAGE 536

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Madeleine M. McGee

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

Witness my hand and official seal at Nashville, Tennessee, this 10th day of March, 19 86.

Notary Public

Commission Expires 2/19/88

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
MADELEINE M. McGEE

TO
EDGAR B. YOUNG and wife,
MARIE P. YOUNG

8215.0

IDENTIFICATION REFERENCE

MAR 11 1 57 PM '86

FELIX Z. DELSON II REGISTER
DAVIDSON COUNTY, TN

FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201

(Continued from front)

Being part of the same property conveyed to Thomas H. McGee and wife, Madeleine M. McGee, by deed from A & C Homes, Inc. of record in Book 2652, Page 263, said Register's Office. The said Thomas M. McGee having since died.

This conveyance is subject to restrictive covenants of record in Book 2542, Page 519, and amended in Book 6045, Page 421, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

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

RECEIVED OF _____

FOR _____

BOOK 6801 PAGE 537

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

5000.00- CANT.
13.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 19.50-
1978A03/11/66 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 226317