file 7

17793

BOOK 6814 PAGE 860

FORM-NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$72,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 4-19-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HOWARD R. NIXON	Atlantic Coast Mortgage Company	MAP 108-16
(NAME)	(NAME)	
416 Woodsman Ct.	3975 University Drive	PAR 321
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn 37214	Fairfax, Virginia 22030	
(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, PERCY PRIEST WOODS, A JOINT VENTURE OF ELLIS B. GOODLOE & RICHARD M. WRIGHT III,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HOWARD R. NIXON unmarried

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. 94-B Zone Lot Drawing of Lots 89, 90, 91, 94,95, 96, and 97, on the plan of Percy Priest Woods Section 4 of record in Book 6250, Page 357 and amended in Book 6250, Page 717, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Percy Priest Woods by deed from Kodill Properties of record in Book 6071, Page 482, Register's Office for Davidson County, Tennessee.

This instrument executed pursuant to a Power of Attorney of record in Book 6714, Page 41, Register's Office for Davidson County, Tennessee.

86687

IDENTIFICATION REFERENCE

MAR 27 2 31 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved ( ) unimproved ( ) X property, known as 416 Woodsman Ct., Nashville, Tn 37214
(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 their hands this 19th day of March, 19 86

Ellis B. Goodloe Jr.

by James A. Bruce Atty in Fact
By Robert Saturn

ELLIS GOODLOE, JR. MENTIONED

Richard M. Wright III

James A. Bruce Atty in Fact

RICHARD M. WRIGHT, III

STATE OF TENNESSEE
Davidson County

BOOK 6814 PAGE 851

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, (or proved to me on the basis of satisfactory evidence) 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____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared ~~Robert L. Lee~~ James H. Brewer,

_____

_____

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 Attorney in Fact for Ellis B. Goodloe and Richard M. WrightIII of the PERCY PRIEST WOODS, a ~~corporation~~ JOINT VENTURE, and that he as such Attorney in Fact, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as James H. Brewer, Attorney in Fact for Ellis B. Goodloe and *Richard M. *Wright III.

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

_____Notary Public

Commission Expires 4-19-87

WARRANTY DEED

FROM

PERCY PRIEST WOODS

TO

HOWARD R. NIXON

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6814 PAGE 862

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

7250[illegible]0- CAMT
183.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 190.00-
7314A03/27/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 231534

86687

IDENTIFICATION REFERENCE

MAR 27 2 31 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN