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

BOOK 6816 PAGE 830

ADDRESS NEW OWNER:
Pennell B. Cobb
5317 General Forrest Court
Nashville, TN 37215

SEND TAX BILLS TO:
Commerce Union Bank
1 Commerce Pl., Real Estate Div.
Nashville, Tennessee 37239

MAP-PARCEL NUMBERS:
MAP 145-13
PARCEL 24
FH-23604

WARRANTY DEED

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, Stephen Thornton Francis and Anita Shirley Francis hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Pennell B. Cobb, 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:

LAND in Davidson County, Tennessee, being Lot No. 157 on the plan of Tyne Valley Estates, Section 9, of record in Book 3700, pages 65 and 66, Register's Office for said County.

SAID Lot No. 157 fronts 265.0 feet on the westerly margin of General Forrest Court and extends back 600.3 feet on the northerly line and 505.9 feet on the southerly line to a dead line in the rear, measuring 278.80 feet thereon.

BEING the same property conveyed to Stephen Thornton Francis and wife, Anita Olivier Francis by deed from Nashville-Franklin District Board of Trustees of the Tennessee Conference of the United Methodist Church, of record in Book 5310, page 369, said Register's Office. Stephen Thornton Francis and Anita Olivier Francis, also known as Anita Shirley Francis, have since been divorced by Final Decree of the 4th Circuit Court for said County, of record in Minute Book 30B, page 1622, Circuit Court Clerks Office for said County.

The property herein conveyed is subject to restrictive covenants of record in Book 1760, page 317 and Book 4016, page 632, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (un)improved property, known as 5317 General Forrest Court, Nashville, TN 37215.

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 28th day of March, 1986.

Anita Shirley Francis

Stephen Thornton Francis

CHECK

STATE OF TENNESSEE
COUNTY OF Davidson

On this 28th day of March, 1986, before me personally appeared Stephen Thornton Francis and Anita Shirley Francis, 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 he executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

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 $ 140,000.00.

Pennell B. Cobb
Affiant

Subscribed and sworn to before me, this the 28th day of March, 1986.

My Commission Expires: 10-24-88

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

from:
Stephen Thornton Francis and Anita Shirley Francis

to:
Pennell B. Cobb, unmarried

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

TN-24769

IDENTIFI REFERENCE

8 7 3 8 3

FILED 2 HISTORIC REGISTER
DAVIDSON COUNTY, TN
90 MAR 31 | 39 PM

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

RECEIVED OF _____

FOR _____

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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

140000.00- CAMT.
364.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 370.50-
8172A03/31/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87383

IDENTIFICATION REFERENCE

MAR 31 1 40 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 232373