This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
G 250574 File Box #35

WARRANTY DEED

BOOK 6818 PAGE 719

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert B. Lee (NAME)	Troy & Nichols, Inc. (NAME)	
5636 Knob Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 4025 (STREET ADDRESS)	MAP 103-6
Nashville, Tennessee 37209 (CITY) (STATE) (ZIP)	Monroe, LA 71211-4025 (CITY) (STATE) (ZIP)	PARCEL 98

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- $10.00 ---------- *Dollars,*

Cash in hand paid by Robert B. Lee and wife, Scottye C. Lee and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

John Philip Spain, and wife, Barbara Spain

have this day bargained and sold, and do hereby transfer and convey unto the said Robert B. Lee, and wife, Scottye C. Lee

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Brookside Courts Addition No. 2, as of record in Book 1835, page 47, Register's Office for said County.

Said Lot No. 19 fronts 105 feet on the northerly side of Knob Drive and fronts 115 feet on the easterly side of Kendall Drive, said frontages being joined by a curve which measures 39.27 feet and extends back 105.9 feet on the easterly line and 132.1 feet on the northerly line to a point of intersection.

Being the same property conveyed to John Philip Spain and wife, Barbara Spain, by deed from William Clark Conn, unmarried of record in Book 5876, page 503, Register's Office of Davidson County, Tennessee.

87940

IDENTIFICATION REFERENCE

APR 2 8 23 AM '86

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 87,000.00

Affiant

Subscribed and sworn to before me this the 27th *day of* March *19* 86

My commission expires: 11-12-89 *(Affix Seal)*

Notary Public

This is improved (X) unimproved ( ) property, known as 5636 Knob Road, Nashville, Tennessee 37209 *(House Number) (Street) P.O. Address: (City or Town)*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 27th *day of* March *19* 86, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John Philip Spain

Barbara Spain

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me the undersigned, *a Notary Public in and for said County and State* John Philip Spain, and wife, Barbara Spain

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

Witness my hand and official seal at Nashville, *Tennessee, this* 27th *day of* March, *19* 86.

Karen E Hansen
Notary Public

Commission expires 11-12-89

KAREN E. HANSEN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____
Notary Public

Commission expires _____

WARRANTY DEED

FROM
John Philip Spain etux

TO
Robert B. Lee etux

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

87000.00- CAMT.
286.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 232.70-
0802A04/02/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87940

IDENTIFICATION REFERENCE

APR 2 8 23 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 232984