file box 8/jcb

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

ADDRESS NEW OWNER:
Thomas H. Forrester
1408 Burton Valley Road
Nashville, TN. 37215

MORTGAGEE:
Citizens and Southern
Mortgage Company
P.O. Box 656
Tucker, GA 30085-0656

MAP-PARCEL NUMBERS:
MAP 131-10
PARCEL 048
16DA-30703

WARRANTY DEED

BOOK 6839 PAGE 332

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, Tandy West Wilson, IV and wife, Connie M. Wilson hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Thomas H. Forrester and wife, Cynthia Sellers Forrester 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. 105 on the plan of Section Two, First Addition, Seven Hills, of record in Book 2663, page 51, Register's Office for said County.

SAID Lot No. 105 fronts 176.25 feet on the northerly margin of Burton Valley Road and extends back 279.3 feet on the easterly line and 177.0 feet on the westerly line to a broken line in the rear, measuring 215.4 feet thereon.

BEING the same property conveyed to Tandy West Wilson, IV, and wife, Connie M. Wilson by deed from E. Clayton Calhoun and wife, Frankie M. Calhoun, of record in Book 4906, page 129, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to ~~restrictive covenants of record in Book 2798, page 361, said Register's Office, and to~~ the matters set forth in the above referenced plan of record.

95039

IDENTIFICATION REFERENCE

APR 25 3 43 PM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 1408 Burton Valley Road, 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 25th day of April, 19 86

Connie M. Wilson

Connie M. Wilson

Tandy West Wilson, IV

STATE OF TENNESSEE
COUNTY OF Davidson

On this 25th day of April, 19 86, before me personally appeared Tandy West Wilson, IV and wife, Connie M. Wilson, 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.

NOTARY PUBLIC AT LARGE STATE OF TENN.

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 $ 138,500.00.

Cynthia Sellers Forrester
Affiant

Subscribed and sworn to before me, this the 25th day of April, 1986.

My Commission Expires: 10-24-88

_____
Notary Public

WARRANTY DEED

from:
ndy West Wilson, IV and wife,
nnie M. Wilson

to:
omas H. Forrester and wife,
nthia Sellers Forrester

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

TN-24988

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

RECEIVED OF _____

FOR _____

BOOK 6839 PAGE 334

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

38500.00-	CAMT.
360.10	CSTAX
.50	PRFEE
6.00	WDEED
CHECK	366.60-
7293A04/25/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95059

IDENTIFICATION REFERENCE

APR 25 3 43 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 241284