Box 20

ADDRESS NEW OWNERS	SEND TAX BILLS TO	MAP-PAR NO.
Anthony L. Pena and wife, **Rebecca Montgomery Pena** 852 Norwalk Nashville, Tennessee 37214	Atlantic Coast Mortgage Co. 3975 University Drive Fairfax, Va. 22030	108-4 Par 203D 3D 85682

BOOK 6845 PAGE 596

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Jackie W. Perry** unmarried have bargained and sold, and by these presents do transfer and convey unto the said **Anthony L. Pena** and wife, **Rebecca Montgomery Pena**, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 56 on the plan of Larchwood Section Two, as of record in Book 5200, Page 57, 58 & 59, Register's Office for said County and revised in Book 5200, Pages 207 and 208 to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Jackie W. Perry by deed from Larry Neil Perry, unmarried of record in Book 6785, Page 928, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in Register's Office for said County.

This is improved property, known as: **852 Norwalk Drive, Nashville, Tn. 37214**

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.

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 29 day of April, 1986.

Jackie W. Perry

Jackie W. Perry, unmarried

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jackie W. Perry** unmarried, the bargainor(s), 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 29 day of April, 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-17-88

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $63,350.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 29 DAY OF April, 1986.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-17-88

96978

IDENTIFICATION REFERENCE

MAY 1 3 32 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This instrument was prepared by:

Rick M. Johnson, 3221 Nolensville Road, Nashville, Tennessee 37211

(615) 833-5858

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6845 PG 598

FOR _____

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
			63350.00- CONT. 164.50 CSTAX .50 PRFE 6.00 MORTG CHECK 171.00-	
			9534A05/01/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96978

IDENTIFICATION REFERENCE

MAY 1 3 32 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 243471