file box 8/jcb

WARRANTY DEED

FROM
HELEN D. BRANSFORD, A Widow

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ADDRESS NEW OWNER(S) AS FOLLOWS:
Dudley C. Richter, et ux 200 Brookhollow Road, Nashville, TN 37205

SEND TAX BILLS TO:
Citicorp Homeowners, Inc.
670 Mason Ridge Center Drive, St. Louis, MO 63141

PREPARED BY:
DOAK & HOLLAND ATTORNEYS 2740-A OLD LEBANON RD NASHVILLE TN 37214

MAP-PARCEL NOS:
129-4
Par 2

8D-69375

{STATE OF TENNESSEE COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 490,000.00 Affiant Dudley C Richter

SUBSCRIBED AND SWORN TO BEFORE ME THIS 1st May, 1986
DATE

NOTARY PUBLIC

COMMISSION EXPIRES 10-24-88

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of Ten Dollars ($10.00)
DOLLARS
and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged.

FELIX E. WILSON REGISTER
DAVIDSON COUNTY, TN
MAY 6 10 21 AM '86
98112
IDENTIFICATION REFERENCE

HELEN D. BRANSFORD, A Widow
GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

DUDLEY C. RICHTER AND WIFE, PEGGY STEINE RICHTER

their (his, her, its) heirs, successors and assigns,

a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in the 8th Civil District of Davidson County, Tennessee, and being part of Lot No. 6 of the Plan of West Meade Farms, Inc., Section 1, of record in Book 1424, Page 47, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the east margin of Brookhollow Road, said point being 188.3 feet south of the northwest corner of Lot No. 6, measured along the margin of Brookhollow Road; thence S 72° 37' 00" E, 539.23 feet; thence S 14° 36' 00" W, 150.75 feet; thence S 24° 57' 00" W, 185.88 feet; thence S 54° 22' 00" W, 42.96 feet; thence N 35° 38' 00" W, 200.00 feet; thence N 63° 40' 00" W, 360.85 feet to the east margin of Brookhollow Road; thence along said east margin N 26° 20' 00"E, 62.30 feet; thence along a curve to the left, radius 843.70 feet, a distance of 132.04 feet to the beginning, containing 3.21 acres, more or less.

BEING the same property conveyed to John S. Bransford and wife, Helen D. Bransford, the said John S. Bransford having since died, by deed from Roy Shainberg, Lytle Brown, II., Sherron Weinberger and Cecil Fox of record in Book 4582, Page 767, Register's Office for Davidson County, Tennessee.

Helen D. Bransford and Helen Dickinson Bransford are one and the same person.

THIS instrument is executed on behalf of Helen D. Bransford by John S. Bransford, Jr., as her Attorney in Fact pursuant to a recorded Power of Attorney of record in Book 6846, page 828, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as ...Brookhollow Road, Nashville, TN.....
Number Street City State Zip

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging

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to the said .....grantees.....

.....their..... heirs, successors and assigns, forever.

AND ...I.....do covenant with the said ..grantees.....

..... that ....I am..... lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except of record.

AND.....I.....

do(es) further covenant and bind ...myself and my..... heirs and representatives, to WARRANT and forever defend the title to the said land to the said ...grantees.....

.....their..... heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS ...my.....hand ..... this ...1st.....day of ..May.....19..86...

HELEN D. BRANSFORD: by John S. Bransford, Jr., attorney in fact

.....

.....

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 1st day of May, 1986, before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared JOHN S. BRANSFORD, JR., to me known to be the person who executed the foregoing instrument on behalf of HELEN D. BRANSFORD and who acknowledged that he executed the same as the free act and deed of said HELEN D. BRANSFORD

Witness my hand and official seal at Nashville Tennessee, this 1st day of May, 1986.

My Commission Expires: 5-13-89

Notary Public
(Affix Seal)

..... with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be (Title) ..... of the.....

..... a corporation, the within named bargainer, and that .....he as such (Title) ..... being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as (Title) .....

WITNESS my hand and seal, at office in CITY: ..... STATE: .....

this .....day of ..... 19.....

....
Commission Expires Notary Public

(AFFIX SEAL)

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

490000.00- CAMT.
1274.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 1230.50-
0855A05/06/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98112

IDENTIFICATION REFERENCE

MAY 6 10 21 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 244764