Prepared By: KING, BALLOW & LITTLE
24th Floor
First American Center
Nashville, TN 37238

WARRANTY DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
M/M JAMES D. MORELAND & M/M JAMES R. APPLE 3107 Knobdale Drive Nashville, Tennessee 37214	Same	84-12 23

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

MICHAEL D. BARON and wife, NANCY H. BARON, have this day bargained and sold, and do hereby transfer and convey unto JAMES D. MORELAND and wife, MARY C. MORELAND, and JAMES R. APPLE and wife, DEBRA APPLE, 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. 7 on the Plan of Lincoya Hills, as of record in Book 1835, page 91, Register's Office for said County.

Said Lot No. 7 fronts 140 feet on the westerly side of Knobdale Drive and runs back 288.4 feet on the northerly line and 295.1 feet on the Southerly line to a deadline, measuring 154.5 feet thereon.

BEING the same property conveyed to MICHAEL D. BARON and wife, NANCY H. BARON, by deed from

KENNETH L. SMITH and wife, WILDA B. SMITH, of record in Deed Book 5660, page 1, Register's Office for said County.

The property herein conveyed is subject to restrictive covenants of record in Book 2021, Page 317, said Register's Office and to the matters set forth in the above referenced Plan of record.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 82,000.

Michael D. Baron
AFFIANT

Subscribed and sworn to before me this 20 day of May, 1986.

My Commission Expires: June 21 1988

Kathleen R. Cochran
NOTARY PUBLIC

This is improved property known as 3107 Knobdale Drive, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said 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, except as noted of record.

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 20 day of May, 1986.

Michael D. Baron
MICHAEL D. BARON

Nancy H. Baron
NANCY H. BARON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Kathleen R. Cochran, a Notary Public in and for said County and State, MICHAEL D. BARON and wife, NANCY H. BARON, the within named bargainors, 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 20 day of May, 1986.

Kathleen R. Cochran
NOTARY PUBLIC

My Commission Expires:
June 21, 1988

028911

IDENTIFICATION REFERENCE

MAY 21 9 47 AM '86

FELIX W. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6863 PAGE 410

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

82001.00- CAPT.
213.30 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 219.70-
0531 05/21/66 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

028911

IDENTIFICATION REFERENCE

MAY 21 9 47 AM '66

FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

No. 250297